



BK: 2017 PG: 643
Recorded: 2/28/2017 at 10:12:47.0 AM
Fee Amount: \$27.00
Revenue Tax: \$41.60
LISA SMITH RECORDER
Madison County, Iowa



TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 107
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, IA 50072 (515)
758-2267

Taxpayer Information: (Name and complete address)
Dennis D. and Kathleen A. Jordan
3261 State Highway 92
Prole, Iowa 50229

Return Document To: (Name and complete address)
Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:
Merle R. Jordan Trust

Grantees:
Dennis D. Jordan
Kathleen A. Jordan

Legal description: See Page 2

Document or instrument number of previously recorded documents:



TRUSTEE WARRANTY DEED (INTER-VIVOS TRUST)

For the consideration of \$26,158.00 and no/100ths----- Dollar(s) and other valuable consideration, Dennis D. Jordan and Larry R. Jordan

(Trustee) (Co-Trustees) of the MERLE R. JORDAN TRUST and MARGERY JORDAN TRUST dated the 28th day of August, 2001 does hereby convey to DENNIS D. JORDAN and KATHLEEN A. JORDAN, husband and wife, as joint tenants with full rights of survivorship, and not as tenants in common, the following described real estate in Madison County, Iowa:

Real estate described on Exhibit "A" attached hereto and by this reference incorporated herein.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances, except as may be above stated; and grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated on February 27, 2016.

By: _____ (title)

Dennis D. Jordan

By: _____ (title)

Larry R. Jordan

As (Trustee) (Co-Trustee) of The above entitled trust

As (Trustee) (Co-Trustee) of The above entitled trust

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on February 27, 2017, by Dennis D. Jordan and Larry R. Jordan as Co-Trustees of the Merle R. Jordan Trust and Margery Jordan Trust.

Signature of Notary Public

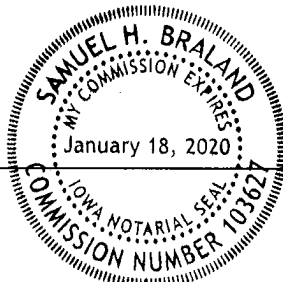


Exhibit "A"

The undivided one-half interest of the Merle R. Jordan Trust in and to:

Parcel "D" located in the Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Twenty-six (26), and in the Northwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of Section Thirty-five (35), ALL in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 8.61 acres, as shown in Plat of Survey filed in Book 2013, Page 2832 on September 20, 2013, in the Office of the Recorder of Madison County, Iowa.