

BK: 2017 PG: 1748
Recorded: 6/6/2017 at 8:02:03.0 AM
Fee Amount: \$17.00
Revenue Tax: \$0.00
LISA SMITH RECORDER
Madison County, Iowa

COURT OFFICER DEED
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Kathleen Law, 700 Walnut, Suite 1600, Des Moines, IA 50309, Phone: (515) 283-3116

Taxpayer Information: (name and complete address)

Melody A. Mumford, 2294 152nd Street, Winterset, IA 50273

Return Document To: (name and complete address)

Jay Syverson, 700 Walnut, Suite 1600, Des Moines, IA 50309

Grantors:

Melody A. Mumford

Grantees:

Estate of James Richard Mumford

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

COURT OFFICER DEED

In the Matter of the Estate of James Richard Mumford
now pending in the Iowa District Court in and for Madison County. Case No. ESPR012794

Pursuant to the authority and power vested in the undersigned, and in consideration of ONE Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Melody A. Mumford the following described real estate in Madison County, Iowa:

A parcel of land in the Southeast Quarter (SE1/4) of Section 31, Township 77 North, Range 27 West of the 5th P.M., Madison County, Iowa described commencing at the Northeast Corner of the Southeast Quarter of said Section 31 then S.0°11'E. along East line of said Section 31 1852.0 feet; thence S.89°59'W. 1202.6 feet thence N.0°11'W. 1852.4 feet to the North line of said SE1/4 Section 31; thence N. 90°00'E. 1202.6 feet to the point of beginning containing 51.135 acres including 0.9110 acres of County Road Right-of-Way.

North line SE1/4 Section 31-77-27 assumed to bear East & West.

Subject to easements, restrictions, and covenants of record.

This transfer is exempt from transfer tax pursuant to Iowa Code Section 428A.2(20).

Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

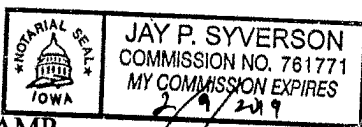
Dated: June 1, 2017.

ESTATE OF JAMES RICHARD MUMFORD

By: Melody Ann Mumford Executor
Melody Ann Mumford, Executor

STATE OF IOWA, COUNTY OF POLK, ss:

This record was acknowledged before me on June 1, 2017 by Melody Ann Mumford as Executor of the Estate of James Richard Mumford.



STAMP

J.P.S.
Signature of Notary Public

JAY P. SYVERSON
Printed Name of Notary Public