



**BK: 2017 PG: 3263**  
**Recorded: 10/17/2017 at 1:35:21.0 PM**  
**Fee Amount: \$17.00**  
**Revenue Tax: \$497.60**  
**LISA SMITH RECORDER**  
**Madison County, Iowa**

**TRUSTEE WARRANTY DEED**  
**Recorder's Cover Sheet**

**Preparer Information:**

William E. Bump, PO Box 366, Stuart, IA 50250, Phone: (515) 523-2843

**Taxpayer Information:**

Kading Inc., 1491 Jordan Avenue, Casey, Iowa 50048

**Return Address**

William E. Bump, PO Box 366, Stuart, IA 50250

**Grantors:**

Dennis Hall, Trustee  
Dennis Hall Revocable Trust, u/a/d/ May 7, 2013

**Grantees:**

Kading Inc.

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**

**TRUSTEE WARRANTY DEED**  
**(Inter Vivos Trust)**

For the consideration of One Dollar and other valuable consideration, Dennis Hall, Trustee, of the Dennis Hall Revocable Trust, dated May 7, 2013 hereby conveys to Kading Inc. the following described real estate in Madison County, Iowa:

Parcel "B" located in the Northwest Fractional Quarter (1/4) of the Northeast Quarter (1/4) of Section Six (6), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 4.541 acres, as shown on Plat of Survey filed in Book 2007, Page 4205 on November 20, 2007, in the Office of the Reorder of Madison County, Iowa; AND the fractional Northeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Six (6), EXCEPT that part of Parcel "A" located therein, as shown in Plat of Survey filed in Book 3, Page 649 on November 28, 2000, in the Office of the Recorder of Madison County, Iowa, subject to and together with any and all easements, restrictions or covenants apparent or of record.

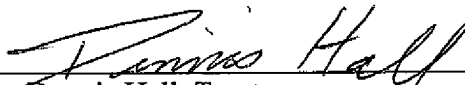
The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances, except as may be above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

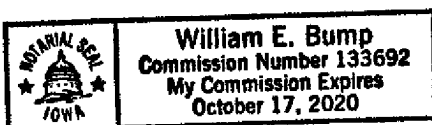
Dated: October 12<sup>th</sup>, 2017.

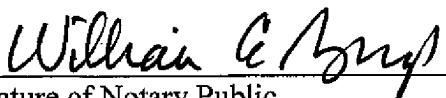
Dennis Hall Revocable Trust, u/a/d May 7, 2013

  
By: Dennis Hall, Trustee

**STATE OF IOWA, COUNTY OF ADAIR:ss-**

This record was acknowledged before me on October 12<sup>th</sup>, 2017, by Dennis Hall, Trustee of the Dennis Hall Revocable Trust, u/a/d May 7, 2013.



  
Signature of Notary Public