

Prepared by: LINDA BARKER 1012 N John Wayne Dr, Box 517, Winterset, IA 50273
Tax Statement: FEDERAL NATIONAL MORTGAGE ASSOCIATION, PO BOX 650043, DALLAS, TX 75265
Return To: Sayer Law Group, P.C., 925 E. 4th Street, Waterloo, Iowa 50703

(515) 462-3575

SHERIFF'S DEED

In consideration of \$ 71,100.00 heretofore paid, I JASON BARNES, SHERIFF
of MADISON COUNTY, Iowa, do hereby sell and convey unto:

FEDERAL NATIONAL MORTGAGE ASSOCIATION

the following described property in MADISON County, Iowa:

Parcel "B"-- a part of Parcel "A" in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section 17, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa described as follows:

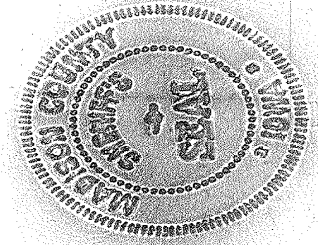
Beginning at a point that is S 00°12'31" W a distance of 475.42 feet from the Northeast corner of said Section 17; thence S 00°12'31" W a distance of 621.48 feet; thence N 84°12'47" W a distance of 135.34 feet; thence N 56°48'08" W a distance of 95.91 feet; thence N 50°00'04" W a distance of 155.70 feet; thence N 05°12'48" W a distance of 189.75 feet; thence N 30°16'48" W a distance of 310.49 feet; thence S 89°47'29" E a distance of 510.24 feet; which is point of beginning, having an area of 5.000 acres including 0.470 acres of county road right of way. More commonly known as 1817 Cottonwood Ave, Dexter, IA 50070

See Attached Sheet (s) for further description

Upon the expiration of the redemption period (no redemption having been made) this Deed is given upon the surrender of the Sheriff's Certificate of Purchase, the same having been issued on N/A

In Case Number EQCV034729

**PHH MORTGAGE CORPORATION
VS
GREGORY A POWERS**



Date 08/29/2018

JASON BARNES, SHERIFF

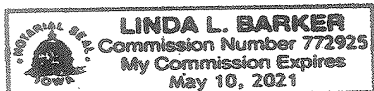
DOV and transfer tax exempt under Iowa Code Section 428A.2(19) EXEMPTION #19

STATE OF IOWA }
MADISON COUNTY } ss.

On August 29, 2018 before me, a Notary Public in and for said County, personally appeared JASON BARNES, SHERIFF

to me personally known to be the identical person whose name is subscribed to the foregoing deed as grantor, and acknowledged the execution thereof to be his voluntary act and deed as said for the purposes therein named.

Witness my hand and seal, the day and year last above written.



Linda L. Barker
Notary Public in and for the State of Iowa



MADISON COUNTY SHERIFF'S OFFICE

Jason Barnes, Sheriff

Clayton Allen, Chief Deputy

Phone (515) 462-3576 * fax (515) 462-3684
1012 N. John Wayne Drive * P.O. Box 517
Winterset, Iowa 50273

August 29, 2018

C. Anthony Crnic
The Sayer Law Group, P.C.
925 East Fourth Street
Waterloo, IA 50703

RE: PHH MORTGAGE CORP. VS GREGORY POWERS
Madison County Case #EQCV034729

Dear Mr. Sayer,

Enclosed please find the Sheriff's Deed regarding the above-named case.
Please contact our office if we can be of further assistance.

Respectfully,
JASON BARNES, SHERIFF
MADISON COUNTY

Linda L Barker, civil clerk/secretary
Madison County Sheriff's Office

Enclosure