



Document 2020 4392

Book 2020 Page 4392 Type 03 004 Pages 3

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Rec Amt \$17.00 Aud Amt \$10.00

Rev Transfer Tax \$679.20

Rev Stamp# 530

INDX

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

**COURT OFFICER DEED**

**Recorder's Cover Sheet**

\$425,000

**Preparer Information:** (name, address and phone number)

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

Phone: (515) 462-4912

$\frac{2}{5}$

**Taxpayer Information:**

Dick D. Dillinger and Raedene Dillinger, 3147 Pheasant Run Trail, Peru, IA 50222

~~Return~~ **Return Document To:**

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

**Grantors:**

Estate of Mary Lois Dillinger

**Grantees:**

Dick D. Dillinger

Raedene Dillinger

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:** Book 2018, Page 1823  
and Book 2018, Page 3509



## COURT OFFICER DEED

IN THE MATTER OF  
THE ESTATE OF  
MARY LOIS DILLINGER

now pending in the Iowa District Court in and for Madison County.  
Case No. ESPR013175

Pursuant to the authority and power vested in the undersigned, and in consideration of \$425,000.00 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Dick D. Dillinger and Raedene Dillinger, as Joint Tenants with Full Rights of Survivorship and Not as Tenants in Common, the following described real estate in Madison County, Iowa:

**The South Half (S $\frac{1}{2}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ) of Section Twenty-two (22) and the North Eighteen (18) acres of the Northwest Quarter (NW $\frac{1}{4}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ) of Section Twenty-seven (27) all in Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa;**

**AND,**

**The North One-half (N $\frac{1}{2}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ), except railroad right-of-way, of Section Twenty-two (22), Township Seventy-four (74) North, Range Twenty-seven (27) West of the Fifth P.M. EXCEPT Parcel "C" located in the North Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section Twenty-two (22), Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa, containing 9.94 acres, as shown in Plat of Survey filed in Book 2016, Page 358 on February 8, 2016, in the Office of the Recorder of Madison County, Iowa;**

**AND**

**That part of the Southeast Quarter of the Northwest Quarter, the East Half of the Southwest Quarter and the Southwest Quarter of the Southwest Quarter of Section 22, and the North Half of the Northwest Quarter of the Northwest Quarter of Section 27, all in Township 74 North, Range 27 West of the Fifth Principal Meridian, bounded as follows: On the Southwest by the South line of said North Half of the Northwest Quarter of the Northwest Quarter of Section 27; On the Northwest and Southeast by lines parallel with and distant 50 feet Northwesterly and 50 feet Southeasterly, respectively, measured at right angles and radially, from the center line of the main track (now removed) of the Chicago, St. Paul and Kansas City Railway Company (later the Chicago Great Western Railway Company, now the Chicago and North Western Transportation Company), as said main track center line was originally located and established over and across said Sections 22 and 27; And on the Northeast by the following described line: Commencing at a point on the South line of said Southeast Quarter of the Northwest Quarter of Section 22, distant 50**

feet Southeasterly, measured at right angles, from said original main track center line; thence Northeasterly parallel with said main track center line a distance of 90 feet, more or less, to a point on the center line of a County Road, and the point of beginning of the line herein described; thence Northwesterly along the center line of said County Road a distance of 108 feet, more or less, to a point distant 50 feet Northwesterly, measured at right angles, from said original main track center line, and there terminating.

This Deed is in fulfillment of the Real Estate Contract - Installments filed for record June 8, 2018 in the Madison County Recorder's Office in Book 2018 at Page 1823 and the Addendum to Real Estate Contract-Installments filed for record October 31, 2018 in the Madison County Recorder's Office in Book 2018 at Page 3509.

This Deed in fulfillment shall replace and supersede that Deed held in Escrow pursuant to that Escrow for Deed and Abstract dated June 7, 2018 and filed June 8, 2018 in Book 2018 at Page 1824 of the Recorder of Madison County, Iowa.

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

Dated: Nov. 4, 2020.

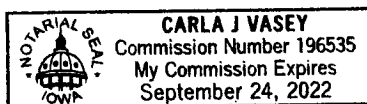
Dick D. Dillinger  
Dick D. Dillinger

Sharon Holtry  
Sharon Holtry

As Co-Executors in the above entitled Estate.

STATE OF IOWA, COUNTY OF MADISON, ss:

This record was acknowledged before me on October 29, 2020, by Dick D. Dillinger as Co-Executor of Estate of Mary Lois Dillinger.



Carla J Vasey  
Signature of Notary Public

STATE OF IOWA, COUNTY OF MADISON, ss:

This record was acknowledged before me on November 4, 2020, by Sharon Holtry as Co-Executor of Estate of Mary Lois Dillinger.



Carla J Vasey  
Signature of Notary Public

