



Document 2022 3321

Book 2022 Page 3321 Type 03 004 Pages 3
Date 11/16/2022 Time 12:24:35PM
Rec Amt \$17.00 Aud Amt \$5.00
Rev Transfer Tax \$319.20
Rev Stamp# 438 DOV# 430
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

\$200,000

**COURT OFFICER DEED
Recorder's Cover Sheet**

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

Taxpayer Information: Land Concepts, LLC, 12119 Stratford Drive, Suite B, Clive, IA 50325

Return Document To: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, Iowa 50273

Grantors: Estate of Harold E. Dillinger

Grantees: Land Concepts, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

Estate of Harold ^{E.} Dillinger

now pending in the Iowa District Court in and for Madison County. Case No. ESPR076715

13308

Pursuant to the authority and power vested in the undersigned, and in consideration of Two Hundred Thousand Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Land Concepts, LLC the following described real estate in Madison County, Iowa:

See attached legal description

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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

Dated: November 11, 2022.

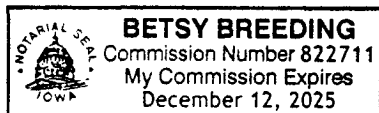
Harold Dillinger Estate
Dorothy J. Frease Executor
Dorothy Frease

As Executor *in the above entitled estate or cause.

*Executor, Administrator, Guardian, Conservator, Trustee, Referee, Commissioner, or Receiver

STATE OF IOWA, COUNTY OF MADISON, ss:

This record was acknowledged before me on November 11, 2022, by
Dorothy Frease as Executor of Harold E. Dillinger.



Betsy Breeding
Signature of Notary Public

Parcel "E" being a part of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 2; Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa, more particularly described in Plat of Survey recorded August 17, 2022 in Book 2022, Page 2451 in the office of the Madison County Recorder; Subject to a "blanket" easement for water line purposes over, under and across the following described property: Beginning at the NW corner of the East 10 acres of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ (NW $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 2, Township 74 North, Range 27 West of the 5th P.M.; thence S 89°39'38" E, along the half section line, a distance of 674.66 feet; thence S 03°05'06" W, a distance of 40.05' to the point of beginning; thence S 03°05'06" W, a distance of 210.24'; thence N 89°39'38" W, a distance of 150.17'; thence N 03°05'06" E, a distance of 210.24'; thence S 89°39'38" E, a distance of 150.17' to the point of beginning; Containing 0.724 acres.