

BK: 2023 PG: 2181
Recorded: 9/11/2023 at 8:18:57.0 AM
Pages 1
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Prepared by: LYNN SINGER 1012 N John Wayne Dr, Box 517, Winterset, IA 50273 (515) 462-3575
Tax Statement: SHELLPOINT MORTGAGE SERVICING, 90 BOX 10675, GREENVILLE, SC 29601
Return To: ANDREA DYAR, SOUTH LAW P.C., 4601 Westown Pkwy, Suite 250, West Des Moines, IA 50266
1401 60TH ST, SUITE 100, WEST DES MOINES, IA 50266

SHERIFF'S DEED

In consideration of \$ 58,041.09 heretofore paid, I JASON BARNES, SHERIFF
of MADISON COUNTY, Iowa, do hereby sell and convey unto:

**CITIBANK N.A. NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR NEW
RESIDENTIAL MORTGAGE LOAN TRUST 2018-2**

the following described property in MADISON County, Iowa:

A PARCEL OF LAND IN THE SOUTHWEST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4) OF SECTION THREE (3), IN TOWNSHIP SEVENTY-FIVE (75) NORTH, RANGE TWENTY-SIX (26) WEST OF TE 5TH P.M., MADISON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4) OF SECTION THREE (3), IN TOWNSHIP SEVENTY-FIVE (75) NORTH, RANGE TWENTY-SIX (26) WEST OF THE 5TH P.M., AND BEING THE POINT OF BEGINNING, THENCE SOUTH 86°44' WEST 236.5 FEET ALONG THE NORTH LINE OF SAID SOUTHWEST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4), THENCE SOUTH 03°54' EAST 83.0 FEET, THENCE SOUTH 88°53' EAST 72.0 FEET, THENCE SOUTH 02°47' EAST 221.0 FEET, THENCE NORTH 86°44' EAST 148.0 FEET, THENCE NORTH 00°00' 310.0 FEET ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4) TO THE POINT OF BEGINNING, SAID PARCEL CONTAINS 1.25 ACRES INCLUDING 0.14 ACRES OF PUBLIC ROAD RIGHT OF WAY

☐ 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 EQCV035504

**CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR NEW
RESIDENTIAL MORTGAGE LOAN TRUST 2018-2**

VS

**JOSEPH D. BEQUETTE A/K/A JOSEPH BEQUETTE; JULIA R. EASTON; HOUSEHOLD FINANCE INDUSTRIAL
LOAN COMPANY OF IOWA; UNKNOWN SPOUSE, IF ANY, OF JOSEPH D. BEQUETTE; UNKNOWN SPOUSE, IF
ANY, OF JULIA R. EASTON; PARTIES IN POSSESSION**

Date 08/29/2023

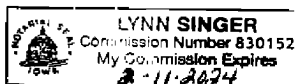

JASON BARNES, SHERIFF

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

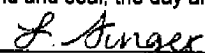
STATE OF IOWA }
MADISON COUNTY } ss.

On August 29, 2023 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.


Notary Public in and for the State of Iowa