



Document 2025 2543

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Rec Amt \$17.00 Aud Amt \$5.00

INDX
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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Return To: Jerrold B. Oliver, PO Box 230, Winterset, IA 50273, Tel: 515-462-3731

Taxpayer: Lynn S. Chambers, 2389 Willow Bend Trail, St. Charles, Iowa 50240

Preparer: Jerrold B. Oliver, PO Box 230, Winterset, IA 50273, Tel: 515-462-3731



COURT OFFICER DEED

IN THE MATTER OF
THE ESTATE OF CHAMBERS,

now pending in the Iowa District Court in and for Madison County. Case No. ESPR013555

Pursuant to the authority and power vested in the undersigned, and in consideration of one Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey to Lynn S. Chambers, the following described real estate in Madison County, Iowa:

All right, title, and interessts in and to:

See Description Attached

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.

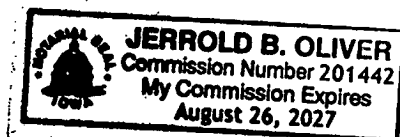
Dated: 9-18-25.

Lynn Chambers
Lynn Chambers, Executor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on 9-18-25,
By Lynn Chambers, as Executor, of the Jill Chambers Estate.

Jerrold B. Oliver
Signature of Notary Public



All that part of the South 30 acres of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Eleven (11), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, lying West of the public highway, and more precisely described as follows, to-wit: Commencing at the South Quarter corner of said Section Eleven (11), thence East along the South line of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of said Section Eleven (11) 34.16 feet to the centerline of the county road; thence northeasterly along a 477.47 foot radius curve concave southeasterly 248.46 feet; thence North 44° 38' East 61.16 feet; thence Northeasterly along a 1432.40 foot radius curve concave northwesterly 263.68 feet; thence North 34° 05' 10" East 114.48 feet; thence northeasterly along a 520.87 foot radius curve concave northwesterly 231.34 feet; thence North 8° 38' 20" East 201.81 feet to the North line of the South 30 acres of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of said Section Eleven (11); thence North 88° 46' 30" West 452.40 feet to the West line of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of said Section Eleven (11); thence South 5° 22' West 982.42 feet to the point of beginning, containing 6.6183 acres, including 1.0717 acres of county road right of way.

*The dead is exempt under
Iowa Code Section 428A.2(2)*