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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK



COURT OFFICER DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. P201

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067
Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Ruth Eivins, 300 S. East Street, Macksburg, IA 50155

✓ Return Document To: (Name and complete address)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067

Grantors:

Estate of Marlin Eivins

Grantees:

Ruth Eivins

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A



COURT OFFICER DEED

IN THE MATTER OF

THE ESTATE OF

MARLIN EIVINS

now pending in the Iowa District Court

in and for MADISON County, PROBATE No. ESPR012570

Pursuant to the authority and power vested in the undersigned, and in consideration of Estate Distribution Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to
Ruth Eivins

the following described real estate in Madison County, Iowa:

The East Half (E $\frac{1}{2}$) of the Northwest Quarter (NW $\frac{1}{4}$) the Southwest Quarter (SW $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) and the Northwest Quarter (NW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Twenty (20), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

This Deed is a distribution of property to Ruth Eivins as the surviving Joint Tenant of the Decedent's undivided interest in the above described real estate and is exempt from transfer tax under Iowa Code Section 428A.2(20).

In addition, the above captioned Estate conveys to the Grantee all the Decedent's undivided Buyer's right, title and interest in and to the Real Estate Contract which is recorded in Book 2005 at Page 159 in the Office 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 neuter gender, according to the context.

Dated: October 20, 2015

By _____
Title

Ruth Eivins
Ruth Eivins

By _____
Title

As _____ *in the
above entitled estate or cause.

As Executor _____ *in the
above entitled estate or cause.

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

Acknowledgment for Individuals

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on October 20, 2015, by Ruth Eivins

as Executor
of Estate of Marlin Eivins



J. M. Russell, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____
of _____

_____, Notary Public

Acknowledgment for Corporation

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____
of _____
on behalf of said corporation as fiduciary.

_____, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____
of _____
on behalf of said corporation as fiduciary.

_____, Notary Public