



Document 2018 661

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Date 3/01/2018 Time 9:19:29AM

Rec Amt \$17.00 Aud Amt \$10.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

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AFFIDAVIT OF SURVIVING SPOUSE FOR CHANGE OF TITLE TO REAL ESTATE

THE IOWA STATE BAR ASSOCIATION

Official Form No. 177

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Marvin Phillips, 245 S. West Street, Truro, IA 50257

✓ **Return Document To:** (Name and complete address)
Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273

Grantors:

Mary Phillips

Grantees:

Marvin Phillips

Legal description: See Page 2

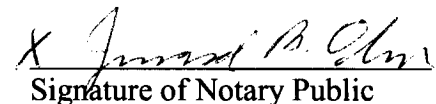
Document or instrument number of previously recorded documents:



I, Marvin Phillips, being first duly sworn on oath, depose and state as follows:

3. Title was conveyed to the surviving spouse and the decedent by Warranty Deed - Joint Tenancy, filed on January 11, 2002, with reference number of Book 2002, Page 164.
4. I hereby request that the auditor enter this information on the transfer books pursuant to Section 558.66 of the Iowa Code.
5. Form 706, United States Estate Tax return, IS NOT required to be filed as a result of the death of the Decedent.*
6. An Iowa inheritance tax return is not required to be filed pursuant to Iowa Code Section 450.22 subsection 3.

Signed and sworn to (or affirmed) before me on Feb 28, 2018, by Marvin Phillips



Form No. 177, Affidavit of Surviving Spouse for Change of Title to Real Estate
Revised June 2017

Parcel "B" located in the Northeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Sixteen (16), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., City of Truro, Madison County, Iowa, containing 0.667 acres, as shown in Plat of Survey filed in Town Plat Book 2, Page 401 on June 24, 1999, in the Office of the Recorder of Madison County, Iowa; **AND** all that part of the Northwest Quarter ($\frac{1}{4}$) of Section Fifteen (15), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, lying East of the centerline of the former right-of-way of the Chicago, Burlington and Quincy Railroad, **EXCEPT** the following-described tracts, to-wit:

1. The East 26.6 acres of said Northwest Quarter ($\frac{1}{4}$);
2. Commencing at a point 218 feet North of the Intersection of the East line of the right-of-way of the Chicago, Burlington and Quincy Railroad Company with the North line of the public highway running east and west along the South side of the said Northwest Quarter ($\frac{1}{4}$), running thence West 37.5 feet, thence North 412.5 feet, thence East 412.5 feet, thence South 412.5 feet, thence West 375 feet to the place of beginning;
3. A tract of land located in the Southeast Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) of said Section Fifteen (15), containing 11.250 acres, more or less, as shown in Plat of Survey filed in Deed Record 118, Page 85 on July 9, 1984, in the Office of the Recorder of Madison County, Iowa;
4. A parcel of land described as commencing at the Southwest Corner of the Northwest Quarter ($\frac{1}{4}$) of said Section Fifteen (15), thence North $0^{\circ}00' 25.2$ feet to the centerline of Primary Road No. 251; thence North $89^{\circ}40'$ East 292.3 feet; thence easterly 155.9 feet along a 8595.0 feet radius curve concave northerly; thence North $1^{\circ}02'$ West 45.1 feet to the Point of Beginning; thence North $1^{\circ}02'$ West along the centerline of the right-of-way of the Chicago, Burlington and Quincy Railroad 215.8 feet; thence North $85^{\circ}59'$ East 412.5 feet; thence North $1^{\circ}02'$ West 412.5 feet; thence North $85^{\circ}59'$ East 555.8 feet; thence South $1^{\circ}02'$ East 606.7 feet to the north right-of-way line of Primary Road No. 251; thence South $85^{\circ}35'$ West 73.8 feet; thence South $74^{\circ}26'$ West 102.0 feet; thence South $85^{\circ}45'$ West 700.0 feet; thence South $87^{\circ}15'$ West 95.6 feet to point of beginning.
5. Parcel "L" located in the South Half ($\frac{1}{2}$) of the Northwest Quarter ($\frac{1}{4}$) of said Section Fifteen (15), containing 20.03 acres, as shown in Plat of Survey filed in Book 2008, Page 1778 on June 3, 2008, in the Office of the Recorder of Madison County, Iowa.