



Document 2018 3843

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Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$215.20

Rev Stamp# 509 DOV# 508

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX
ANNO
SCAN
CHEK

\$135,000



TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067, Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Edward J. Miller, Jr. and Karen L. Miller, 1104 W. Washington Street, Winterset, IA 50273

Return Document To: (Name and complete address)

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

Grantors:

Sally J. Belas as Trustee of the
Jane Rae Martens Trust under
Trust Agreement dated October 6, 2016

Grantees:

Edward J. Miller, Jr.
Karen L. Miller

Legal description: See Page 2

Document or instrument number of previously recorded documents:

N/A



**TRUSTEE WARRANTY DEED
(INTER-VIVOS TRUST)**

For the consideration of \$135,000.00----- Dollar(s) and
other valuable consideration, Sally J. Belas,

(Trustee) (Co-Trustee)
of the Jane Rae Martens Trust under Trust Agreement dated October 6, 2016,
does hereby convey to Edward J. Miller, Jr. and Karen L. Miller, as Joint Tenants with Full Rights of
Survivorship, and not as Tenants in Common, the following described
real estate in MADISON County, Iowa: Parcel 13B of Fieldstone Addition to the City of Winterset,
Madison County, Iowa, and an undivided 1/22nd interest in the common areas and facilities of Fieldstone
Townhouses as shown in the Declaration of Covenants, Conditions and Restrictions of Fieldstone Townhouses
recorded in Town Lot Deed Record 59, Page 634 of the Recorder's Office of Madison County, Iowa.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the
real estate by title in fee simple; that grantor has good and lawful authority to sell and convey the real
estate; that the real estate is free and clear of all liens and encumbrances, except as may be above
stated; and grantor covenants to warrant and defend the real estate against the lawful claims of all
persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to
which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the
person creating the trust was under no disability or infirmity at the time the trust was created; that the
transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or
legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the
singular or plural number, according to the context.

Dated November 16, 2018.

Sally J. Belas
Sally J. Belas
As (Trustee) (~~Co-Trustee~~) of
the above-entitled trust

As (Trustee) (Co-Trustee) of
the above-entitled trust

Acknowledgment for Individual Trustee

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on November 16, 2018, by Sally J. Belas

As (Trustee) (~~Co-Trustee~~) of the above entitled trust.

Jane E. Rosien
Signature of Notary Public



STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____

As (Trustee) (Co-Trustee) of the above entitled trust.

Signature of Notary Public

Acknowledgment for Corporate Trustee

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____

as _____,
of _____

As (Trustee) (Co-Trustee) of the above entitled trust.

Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____

as _____,
of _____

As (Trustee) (Co-Trustee) of the above entitled trust.

Signature of Notary Public