

IN THE IOWA DISTRICT COURT

Pottawattamie COUNTY, IOWA

STATE OF IOWA,

In the Matter of Estate of

Pottawattamie

County

ss.

GEORGE EVERETT STEPHENS, Deceased

TO THE COUNTY AUDITOR OF Pottawattamie COUNTY, IOWA:

I hereby certify that the title to the real estate hereinafter described, has been changed and established in (1)

Fern Louise Stephens

and in accordance with the provisions of Section 558.66, of the Code, of the State of Iowa, you are therefore required on payment of a transfer fee of , to enter the same upon the transfer books as provided for in the transfer of deeds.

The description of the real estate hereinabove referred to, is as follows: (2)

1. Real estate commonly known as 3033 Avenue "A", Council Bluffs, Iowa, legally described as Lot Eight (8), Block Three (3), Evans Bridge Addition to Council Bluffs, Iowa. (Actual value \$15,000.00)

2. Real estate legally described as

NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 12; part of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 12, more particularly described as follows:- Commencing at the Southwest corner of said NE $\frac{1}{4}$ of said Section and running thence North a distance of 8 rods, thence East a distance of 60 rods, more or less, to Pigeon Creek, thence along said Creek to South line of said NE $\frac{1}{4}$, thence West along said line a distance of 60 rods, more or less, to place of beginning, containing in the tract last above described, 3 acres more or less; also

in NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 12, except $\frac{1}{4}$ acres lying South and East of Pigeon Creek Extension ditch as now constructed through said land and all that part of South 32 acres of NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 12, Township 76, Range 44 lying North and West of Pigeon Creek Extension ditch as now constructed through said land, hereby conveying 3 acres, more or less, all of the above land lying and being in Section 12, Township 76, Range 44, and excepting the three parcels hereinafter identified, to-wit:

1. Part of SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 12, Township 76, Range 44 described as follows:- Commencing at the Southeast corner of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 12, Township 76, Range 44; thence North 40 feet, thence West a distance of 80 rods parallel to the South section line, thence South along the quarter section line a distance of 40 feet, thence East along the section line a distance of 80 rods to the place of beginning. (Conveyed to Crescent Ski Hills, Inc.)

2. Property described in warranty deed recorded in Book 1508 at Page 235 of the records in the office of the County Recorder, Pottawattamie County, Iowa. (Deed to Helen Rayburn.)

3. Property described in warranty deed recorded in Book 71 at Page 4957 of the records in the office of the County Recorder, Pottawattamie County, Iowa. (Deed to Duane and Carole Rayburn.)

The tract being conveyed herewith consists of 78.39 acres more or less.

Sold on real estate contract December 17, 1975, to Duane F. and Carole L. Rayburn. (Balance due on contract date of death, \$50,000.00)

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in Pottawattamie County, Iowa.

The change of title to the above described real estate was made as follows: (3)

Section 450.22 and 450.44 of

Probate Code

IN TESTIMONY WHEREOF, I have hereunto attached my official signature and
affixed my official seal, on this 27th day of April, 1976.

DONALD J. DIWOKY

Clerk District Court.

By Marjorie M. Lauer

Deputy.

(1) Give full name of person in whose name the title is established.

(2) Give full description of real estate.

(3) Show how the change of title was made; if by will, give name of testator and action of court thereon (with dates), and if by decree of Court, state the title of the action, giving dates and a brief synopsis of the decree.

CHANGE OF TITLE

George E. Stephens
TO

John L. Stephens

Filed in my office *April 28*
19*16*, at *9* o'clock *A* M.

Charles D. Brown
County Auditor.

of *20th* County, Iowa.

Entered for taxation this *28*

day of *April* A. D. 19*16*

Charles D. Brown
Auditor.

By *Charles D. Brown*
Deputy.

Section 666.14. Change in Title.—Certification. Where the title of any real estate is finally established in any person or persons by a judgment, decree, or order of the supreme court, or where title to real estate is acquired by a judgment, decree, will, proceeding, or order in probate, the auditor of the county, within ten days after the date of the seal of said court, to the county auditor of the county in which said land is located.