THE IOWA STATE BAR ASSOCIATION
Official Form No. 103 | 08095 | William D. Werger, HANSON & WERGER

FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Bernie Lynch
Box 128
Manchester IA
52057-0128

Entered for taxation 14th day of January A.D. 1997
Sharon McCarthy, Auditor
By Chris Becker, Deputy
89-118

REAL ESTATE TRANSFER
TAX PAID 11 STAMP #
$ 384.80
Deborah K. Peyton
RECORDER
1-2-97 DATE
28 COUNTY

RECORDER FEE $ 11.00
AUDITOR FEE $ 5.00

185-2034
DELAWARE COUNTY IOWA
FILED
97 JAN 2 AM 10 58
BOOK 137 PAGE 300
DEBORAH L. PEYTON
DELAWARE CO. RECORDER

Preparer Information	Individual's Name	Street Address	City	Phone
	Thomas J. Hanson	401 East Main Street	Manchester	927-5920

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of One Hundred Seventy Eight Thousand Two Hundred ($178,200.00) Dollar(s) and other valuable consideration,
Bengt Johnson and Marietta Johnson, husband and wife,

do hereby Convey to
Burnell A. Lynch and Velma C. Lynch, husband and wife,

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

See attached legal description.

This deed is given in fulfillment of a recorded Real Estate Contract between the parties dated August 16, 1985, and filed October 29, 1985, in Book 117, Page 332 of the records of the Delaware County Recorder.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

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

STATE OF IOWA,
ss:
DELAWARE COUNTY,

On this 27 day of December, 19 96, before me, the undersigned, a Notary Public in and for said State, personally appeared Bengt Johnson and Marietta Johnson, husband and wife,

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Thomas J. Hanson
Notary Public

(This form of acknowledgment for individual grantor(s) only)

Dated: December 27, 1996

Bengt Johnson (Grantor)
Bengt Johnson

Marietta Johnson (Grantor)
Marietta Johnson

(Grantor)

(Grantor)

DATE 1-2-97 BOOK 137 PAGE 300

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The East half (E½) of the Northwest Quarter (NW¼), except a tract of land described as follows: beginning at the Northwest corner of the Southeast Quarter (SE¼) of the Northwest Quarter, (NW¼), running thence South 504.05 feet, thence East 33.0 feet to the point of beginning, thence South 865.7 feet, thence East 21.2 feet, thence North 13.5 minutes West 637.7 feet, thence Northwesterly along a 1482.5 foot radius curve concave Southwesterly 228.8 feet to the point of beginning, containing 0.34 acres, more or less, exclusive of the present established highway; and the North half (N½) of the Southwest Quarter (SW¼) of the Northeast Quarter (NE¼); all in Section Eight (8), Township Eighty Nine (89) North, Range Five (5), West of the 5th P.M., according to government survey, subject to easements, if any, of record.