THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

ISBA# 08095 William D. Werger
HANSON & WERGER

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

Fdm Bank

Entered for taxation 17th day of January A.D. 1997
Sharon McCabb Auditor
By Linda Beck Deputy
89-141

REAL ESTATE TRANSFER
TAX PAID 23
$ 127.00 STAMP #
Deborah K. Peyton
RECORDER
1-9-97 28
DATE COUNTY

AUDITOR FEE $ 5.00
RECORDER FEE $ 11.00

JAN 9 PM 2 53
137 PAGE 315
DEBORAH K. PEYTON
DELAWARE CO. RECORDER

282-2104
DELAWARE COUNTY IOWA
FILED

Preparer Information: William D. Werger (Individual's Name) | 401 East Main (Street Address) | Manchester (City) | (319)927-5920 (Phone)

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

For the consideration of Eighty Thousand ($80,000.00) Dollar(s) and other valuable consideration,
Karusco, Incorporated,

do hereby Convey to
Shirley A. Davis

the following described real estate in Delaware County, Iowa:
Lot 1, Karusco South Subdivision of City of Manchester, Iowa, as recorded in Book 7 Plats, Page 207 of the Delaware County records. Subject to easements and covenants of record including Agreement recorded July 16, 1996, in Book 6 Misc., Page 151 of the Delaware County records.

This Deed is given in full satisfaction of a Contract between the parties recorded July 16, 1996, in Book 137 L.D., Page 15 of the Delaware County Records.

S-88-35
3/31

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,
DELAWARE COUNTY, ss:

On this 19th day of November, 19 96, before me, the undersigned, a Notary Public in and for said State, personally appeared Richard M. Jones

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.

Kristi Kay Burreson
Notary Public

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

Dated: 11-19-96

Richard M. Jones, president
Karusco, Incorporated, (Grantor)
by Richard M. Jones, President

(Grantor)

(Grantor)

(Grantor)

NOTARIAL SEAL IOWA
KRISTI KAY BURRESON
MY COMMISSION EXPIRES
7-31-99

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CALFS Release 3.0 6/94

STATE OF _____, _____ COUNTY, ss:

On this _____ day of _____, 19 _____ before me, the undersigned, a Notary Public in and for said State, personally appeared

_____

_____

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.

_____

_____

Notary Public

STATE OF _____, _____ COUNTY, ss:

On this _____ day of _____, 19 _____ before me, the undersigned, a Notary Public in and for said State, personally appeared

_____

_____

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.

_____

_____

Notary Public

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

On this 19th day of November, 1996, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Richard M. Jones, to me personally known, who being by me duly sworn, did say that he is the President and Secretary of the Corporation executing the foregoing instrument; that the seal affixed hereto is the seal of the Corporation; that said instrument was signed and sealed on behalf of the Corporation by authority of it's Board of Directors; that Richard M. Jones acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the Corporation by it and by him and as the fiduciary voluntarily executed.

KRISTI KAY BURRESON
MY COMMISSION EXPIRES
7-31-99

Kristi Kay Burreson

Notary Public

TRUSCO, INCORPORATED
CORPORATE SEAL