



WARRANTY DEED

Return to: Duane Willey, 3205 220th St., St. Charles, Iowa 50240
Taxpayer: Duane Willey, 3205 220th St., St. Charles, Iowa 50240
Preparer: David R. Elkin, 315 E. 5th St., #5, Des Moines, IA 50309 (515) 244-3188

For the consideration of One Dollar(s) and other valuable consideration, Kelly D. Grandstaff and Pamela S. Grandstaff, husband and wife do hereby Convey to Duane Willey and Jane Willey, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Madison County, Iowa:

See Exhibit "A" attached hereto

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.

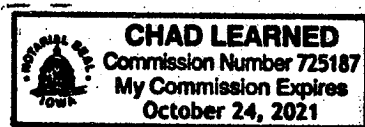
Dated on 08-07-2019

Kelly D. Grandstaff
Kelly D. Grandstaff (Grantor)

Pamela S. Grandstaff
Pamela S. Grandstaff (Grantor)

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on 8-7-2019, by Kelly D. Grandstaff and Pamela S. Grandstaff, husband and wife



[Signature]
Signature of Notary Public

EXHIBIT "A"

Parcel "I" located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of the Southwest Quarter (1/4), and in the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of the Southeast Quarter (1/4) of Section Thirty-four (34), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 5.90 acres, as shown in Plat of Survey filed in Book 2013, Page 462 on February 12, 2013, in the Office of the Recorder of Madison County, Iowa; **AND** Parcel "J" located in the Southwest Quarter (1/4) of the Northeast Quarter (1/4), and in the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Thirty-four (34), containing 4.54 acres, as shown in Plat of Survey filed in Book 2013, Page 461 on February 12, 2013, in the Office of the Recorder of Madison County, Iowa; **AND** the North 15 acres of the East Half (1/2) of the Northwest Quarter (1/4) of the Southeast Quarter (1/4); **AND** the East Half (1/2) of the Southeast Quarter (1/4) of said Section Thirty-four (34), **EXCEPT** a parcel of land located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Thirty-four (34), containing 0.958 acres, as shown in Plat of Survey filed in Book 2003, Page 2494 on May 1, 2003, in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** Parcel "B" located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Thirty-four (34), containing 4.913 acres, as shown in Plat of Survey filed in Book 2, Page 401 on July 16, 1993, in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** Parcel "H" located in the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Thirty-four (34), containing 2.50 acres, as shown in Plat of Survey filed in Book 2013, Page 460 on February 12, 2013, in the Office of the Recorder of Madison County, Iowa; **AND** the West One-Fourth (1/4) of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-five (35), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; **AND** all that part of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Three (3), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, lying North of the centerline of the now existing county road, **EXCEPT** a tract of land located therein, more particularly described as follows, to-wit: Commencing 20 rods North of the Southwest corner of 22 acres on the East side of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Three (3), running thence East 26 2/3 rods, thence North 12 rods, thence West 26 2/3 rods, thence South 12 rods to the place of beginning, containing 2 acres more or less, **AND EXCEPT** a tract of land located therein, more particularly described as follows, to-wit: Commencing at the Southwest corner of the East 22 acres of the Northeast Fractional Quarter (1/4) of the Northeast Quarter (1/4) of said Section Three (3), and running thence North 528 feet to the place of beginning, thence North 200 feet, thence East 429.33 feet, thence South 200 feet, thence West 429.33 feet to the point of beginning; **AND EXCEPT** the West 24.45 Acres of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Three (3) lying North of the centerline of the now existing county road;