

LISA SMITH, COUNTY RECORDER
MADISON IOWA

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Official Form No. 103 - May 2006

David L. Leitner

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

SATC

Return To: 201 Main Street, Slater, IA 50244

Preparer: David L Leitner, 1200 Valley West Drive, West Des Moines, IA 50266, (515) 252-0777

Taxpayer: Frank and Linda Adams

\$119,000



WARRANTY DEED - JOINT TENANCY

For the consideration of \$119,000 Dollar(s) and other valuable consideration,
Maurice D. Mitchell, Sr. and Phyllis F. Mitchell, married persons

do hereby
Convey to Frank and Linda Adams, married persons, joint tenants with the rights of survivorship

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

See Attachment A

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: 5-9-08

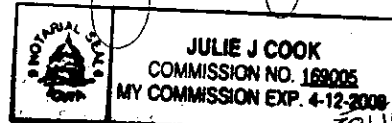
Maurice D Mitchell Sr.
Maurice, D. Mitchell, Sr. (Grantor)

Phyllis F Mitchell
Phyllis F. Mitchell (Grantor)

STATE OF IOWA, COUNTY OF Polk

This instrument was acknowledged before me on 5-9-08, by Maurice D. Mitchell, Sr. and Phyllis F. Mitchell, married persons

Julie J Cook
Notary Public



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

ATTACHMENT A

Parcel "C" in the North Fractional Half (1/2) of the Northwest Quarter (1/4) of Section Thirty (30), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Northwest Corner of Section Thirty (30), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County; thence South 89°38'09" East 890.00 feet to the Northeast Corner of the Northwest Fractional Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirty (30); thence South 89°36'25" East 1275.26 feet to the North Quarter Corner of said Section Thirty (30); thence South 00°35'24" East 1317.28 feet to the Southeast Corner of the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirty (30); thence North 89°47'04" West 300.64 feet along the South line of said Northeast Quarter (1/4) of the Northwest Quarter (1/4); thence North 02°12'47" West 499.42 feet; thence North 45°16'05" West 137.59 feet; thence North 32°00'41" West 361.76 feet; thence North 71°59'28" West 276.12 feet; thence North 55°10'58" West 252.28 feet; thence North 53°54'29" West 259.35 feet; thence North 89°38'09" West 890.32 feet to a point on the West line of the Northwest Fractional Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirty (30); thence North 00°12'19" East 40.00 feet to the Point of Beginning, containing 18.49 acres including 0.05 acres of County Road right-of-way.