

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101

Lewis H. Jordan ISBA # 02714

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

REAL ESTATE TRANSFER  
TAX PAID 11  
STAMP #  
\$ 55.20  
Michelle Utzler  
RECORDER  
2-4-00 Madison  
DATE COUNTY

RECS 10<sup>02</sup>  
AUDS 5<sup>00</sup>  
R.M.F. \$ 1<sup>00</sup>

FILED NO. 002918  
BOOK 63 PAGE 686  
FEB -4 AM 10:10  
10:10am  
MICHELLE UTSLER  
RECORDER

Preparer Information  Lewis H. Jordan, P.O. Box 230, Winterset, (515) 462-3731  
Individual's Name Street Address City Phone

Address Tax Statements: Jack Sawyer, 804 N. John Wayne Dr., Winterset, IA 50273 SPACE ABOVE THIS LINE FOR RECORDER



**WARRANTY DEED**

For the consideration of **THIRTY-FIVE THOUSAND** and no/100 **(\$35,000.00)** Dollar(s) and other valuable consideration,

**Carroll Meyer and Marjorie Meyer, Husband and Wife**

do hereby Convey to  
**John J. Sawyer and Wendy S. Sawyer**

the following described real estate in **MADISON** County, Iowa:

**See Attached Description**

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 MISSOURI

Dated: January 7, 2000

On this \_\_\_\_\_ day of \_\_\_\_\_ COUNTY, ss:  
before me, the undersigned, a Notary Public in and for said State, personally appeared **Carroll Meyer and Marjorie Meyer**

*Carroll Meyer*  
**Carroll Meyer** (Grantor)

*Marjorie Meyer*  
**Marjorie Meyer** (Grantor)

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

**JUDY G. KIDDER**  
Notary Public - State of Missouri  
Commission Expires May 1, 2001  
Notary Public

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)

### MEYER/SAWYER DESCRIPTION

Parcel "E" in the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., City of Winterset, Madison County, Iowa, being a part of a parcel described as commencing at a point 388 feet East and 80 feet North of the southwest corner of the South Half (S½) of the Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of said Section Thirty-six (36); thence North 160 feet; thence East 213 feet; thence Southwest to a point 142.4 feet East of the Point of Beginning; thence West 142.4 feet to the point of beginning; more precisely described as follows: commencing at the southwest corner of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., City of Winterset, Madison County, Iowa; thence North 90°00'00" East 388.00 feet along the south line of said Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) which is the north line of Lane Street; thence North 00°21'29" East 132.00 feet along the East line of 3rd Avenue to the Point of Beginning; thence continuing North 00°21'29" East 108.00 feet; thence North 90°00'00" East 213.00 feet; thence South 24°06'50" West 98.22 feet; thence North 90°00'00" West 6.98 feet; thence South 19°14'00" West 19.41 feet; thence North 90°00'00" West 160.18 feet to the Point of Beginning. Said Parcel "E" contains 0.467 acres.