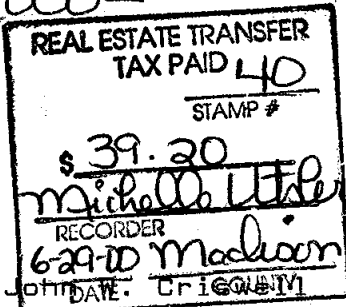


\$ 25,000.00



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FILED NO. BOOK 64 PAGE 61

2000 JUN 29 PM 2:53
2:53 PM
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

REC'D 5/18
AD 5/18
FILED 1/18

COMPUTER
RECORDED
COMPARED

Preparer Information: John W. Criswell, 208 W. Ashland Indianola, IA (515)961-8262

Address Tax Statements: Linda Grace Backus, 306 W. Lincoln, Macksburg, Iowa 50155

SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Wava Y. Chance and Leonard R. Chance, wife and husband,

do hereby Convey to Linda Grace Backus

the following described real estate in Madison County, Iowa:

Lots One (1), Two (2), Three (3), Four (4), Five (5), Six (6), Seven (7), Eight (8), Nine (9), Ten (10), Eleven (11) and Twelve (12) in Block Three (3) of W.O. Lee's Addition to the Town of Macksburg, Madison County, Iowa.

This conveyance is subject to the Grantors reserving the right to remove all the peonies from the involved real estate before November 1, 2000.

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

Dated: 6-22-00

WARREN COUNTY, SS:

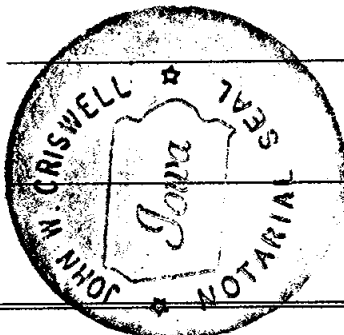
On this 22nd day of June 19 2000, before me, the undersigned, a Notary Public in and for said State, personally appeared Wava Y. Chance and Leonard R. Chance, wife and husband,

Wava Y. Chance (Grantor)

Leonard R. Chance (Grantor)

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.

John W. Criswell Notary Public



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