

ENTERED FOR TAXATION
THIS 30th DAY OF Jan 2005
Jessie R. Sawhill
Debby Radakovich

MICHELLE "MICKI" UTSLER, COUNTY RECORDER
MADISON IOWA

Preparer Information Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267
Individual's Name Street Address City Phone

Address, Tax Statement: Mary Eyleen McKinley, 1933 Elmwood Drive, Earlham, Iowa 50072 PAGE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED

COMPUTER
RECORDED
COMPARED

For the consideration of ---One
Dollar(s) and other valuable consideration,
JESSIE R. SAWHILL and GEORGE RADAKOVICH, wife and husband,

do hereby Convey to
MARY EYLEEN MCKINLEY

the following described real estate in Madison County, Iowa:

Parcel "B" in the Southeast Quarter of the Northeast Quarter (SE $\frac{1}{4}$ NE $\frac{1}{4}$) of Section 22, Township 76 North, Range 29 West of the 5th P.M., Madison County, Iowa, as shown by the survey recorded in Plat Record 3, Page 195, in the Office of the Recorder of Madison County, Iowa. Said parcel contains 3.448 acres including 0.333 acres of County Road right-of-way.

This deed, without additional consideration, replaces and corrects prior deeds recorded on December 10, 1997 and January 7, 1998 in Book 138, Page 288, and in Book 138, Page 375, respectively, in the Office of the Recorder of Madison County, Iowa, which prior deeds contained a typographical error in the legal description of the real estate intended to be conveyed. Pursuant to Section 428A.2(10), Code of Iowa, this transfer is exempt from the Iowa real estate transfer tax and declaration of value and groundwater hazard statement filing requirements.

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: December 30, 2004

MADISON COUNTY, ss:

On this 30th day of December, 2004, before me, the undersigned, a Notary Public in and for said State, personally appeared Jessie R. Sawhill and George Radakovich

Jessie R. Sawhill
Jessie R. Sawhill (Grantor)

George Radakovich
George Radakovich (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

Samuel H. Braland
Notary Public

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