

REC \$ 10.⁰⁰
AUD \$ 5.⁰⁰
R.M.F. \$ 1.⁰⁰

COMPUTER
RECORDED
COMPARED _____

FILED NO. **001381**
BOOK **2001** PAGE **1381**
2001 APR -9 AM 11:11
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information: Jerrold B. Oliver, P.O. Box 230, Winterset, Iowa 50273, (515) 462-3731

Individual's Name Street Address City Phone

Address Tax Statement: Alan and Diana Wilson
200 Main, P.O. Box 27, New Virginia, IA 50210

SPACE ABOVE THIS LINE
FOR RECORDER



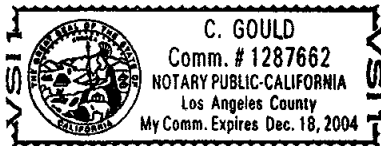
WARRANTY DEED - JOINT TENANCY

For the consideration of FORTY-FIVE THOUSAND
Dollar(s) and other valuable consideration,
MICHAEL P. RYAN and GLORIA J. RYAN, Husband and Wife; ELIZABETH RYAN, Single,

do hereby Convey to
ALAN J. WILSON and DIANA M. WILSON,

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

Parcel "F", located in the North Fractional Half of the Northwest Quarter of Section 30, Township 76 North, Range 26 West of the 5th P.M., Madison County, Iowa, as shown by the Plat of Survey recorded in Book 3, Page 639 of the Recorder's office of Madison County, Iowa,



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 California,
Los Angeles COUNTY, ss:
On this 20 day of March,
2001, before me, the undersigned, a Notary Public in and for said State, personally appeared
Michael P. Ryan and Gloria J. Ryan

Dated: 3/20/2001

Michael P. Ryan (Grantor)

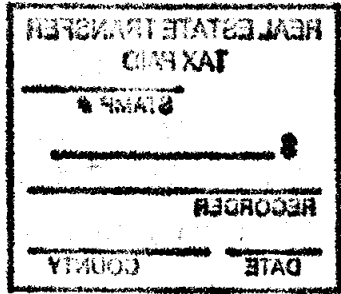
Gloria J. Ryan (Grantor)

Elizabeth Ryan (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.

C. Gould
Notary Public

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

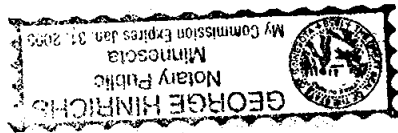


REC 2
ADD 2
R.M.F. 2

Notary Public

STATE OF _____, COUNTY, ss: _____ day of _____ before me, the undersigned, a Notary Public in and for said County and said State, personally appeared _____ and _____ to me personally known, who, being by me duly sworn, did say that they are the _____ and _____ respectively, of said corporation; that (no seal has been procured by the said) corporation; that said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directors; and that the said _____ and _____ as such officers, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

Notary Public



STATE OF MN, COUNTY, ss: Hennepin day of March 2001 before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Elizabeth Ryan _____ 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.