

003586

FILED NO. _____

BOOK 2001 PAGE 3586

2001 AUG 14 PM 3: 04

REC \$ 10⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1⁰⁰

COMPUTER
RECORDED
COMPARED _____

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 : Wayne and Hannah McLean R.D. 1, Box 783, Henning Rd., Perkiomenville, PA 18074

SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ONE
Dollar(s) and other valuable consideration,
DENNIS L. ANDERSON and LINDA C. ANDERSON, Husband and Wife,

do hereby Convey to
WAYNE D. MCLEAN and HANNAH J. MCLEAN,

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

SEE EXHIBIT "A" ATTACHED HERETO.

The consideration for this Deed is less than \$500. Therefore, no Declaration of Value or Groundwater Statement is required.

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,
MADISON COUNTY, ss:

Dated: August 14, 2001

On this 14 day of August,
2001, before me, the undersigned, a Notary Public in and for said State, personally appeared Dennis L. Anderson and Linda C. Anderson

[Signature]
Dennis L. Anderson (Grantor)

[Signature]
Linda C. Anderson (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.

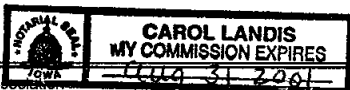
[Signature]

Notary Public

(Grantor)

(Grantor)

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



STATE OF _____

On this _____ day of _____, _____

Notary Public in and for said County and said State, personally appeared

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.

Notary Public _____

STATE OF _____

On this _____ day of _____, _____

Notary Public in and for said County and said State, personally appeared

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;
(the seal affixed thereto is the seal of 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 _____

LEGAL DESCRIPTION – Portion of Parcel “B” in Northeast Quarter of the Southeast Quarter of Section 4, Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa.

That portion of Parcel “B” located in the Northeast Quarter of the Southeast Quarter of Section 4, Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa shown on a Plat of Survey Filed in Book 3 Page 603 at the Madison County Recorder’s Office more particularly described as follows:

Commencing at the East Quarter Corner of Section 4, Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa Thence South 01°14’33” West 46.49 feet along the East line of the Northeast Quarter of the Southeast Quarter of said Section 4 to the Point of Beginning; thence continuing South 01°14’33” West 588.30 feet along said East line; thence North 24°46’57” West 90.86 feet; thence North 49°20’01” West 129.18 feet; thence North 54°11’58” West 78.69 feet; thence South 69°31’16” West 224.02 feet to a point on the line of a purchased road right-of-way; thence North 20°34’03” West 167.67 feet along said R.O.W. line; thence Northwesterly 86.39 feet along said R.O.W. line which is a 627.96 foot radius curve, concave Southwesterly with a chord of North 30°16’47” West 86.32 feet; thence North 51°47’37” East 272.29 feet along said R.O.W. line; thence North 85°55’34” East 95.14 feet along said R.O.W. line; thence North 89°01’10” West 25.21 feet along said R.O.W. line; thence North 3°17’08” East 33.03 feet; thence North 86°43’03” East 239.79 feet to the Point of Beginning containing 4.153 acres including 0.190 acres of County Road right-of-way.

EXHIBIT "A"

