

REAL ESTATE TRANSFER
TAX PAID 27
 STAMP #
 \$ 159.20
 Recorder
 8/16/01 Michelle Utaler
 DATE COUNTY

REC \$ 5⁰⁰
 AUD \$ 5⁰⁰
 R.M.F. \$ 1⁰⁰

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 BOOK 2001 PAGE 3623
 2001 AUG 16 AM 9:45
 (9:45 AM)
 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 : Roger & Angela Johnson
 218 S. 4th St., Winterset, IA 50273

SPACE ABOVE THIS LINE
 FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of ONE HUNDRED SEVENTY-THREE THOUSAND FIVE HUNDRED
 Dollar(s) and other valuable consideration,
CYNTHIA J. BORTELL and WILLIAM M. BORTELL, Wife and Husband,

do hereby Convey to
ROGER L. JOHNSON, II and ANGELA J. JOHNSON,

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

The North 66 feet of the west 60 feet of Lot Five (5) in Block Twenty-four (24) of the Original Town
 of Winterset, Madison County, Iowa, and restaurant equipment, sign and inventory of food located on
 said premises.

The purchase price is allocated as follows:

Real estate and buildings	\$100,000.00
Personal property consisting of inventory, equipment and sign, good will, covenant not to compete	\$ 73,500.00

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,
 ss: MADISON COUNTY,

Dated: August 15, 2001

On this 15th day of August,
2001, before me, the undersigned, a Notary
 Public in and for said State, personally appeared
Cynthia J. Bortell and William M. Bortell

Cynthia J. Bortell
 Cynthia J. Bortell (Grantor)

William M. Bortell
 William M. Bortell (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.

Steve D. Warrington
 Notary Public

(Grantor)

(Grantor)

(This form is a acknowledgment of title for grantor(s) only)

