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FILED NO. \_\_\_\_\_

BOOK 2001 PAGE 4671

2001 OCT 16 AM 11:45

REC \$ 10<sup>00</sup>  
 AUD \$ 15<sup>00</sup> COMPUTER   
 R.M.F. \$ 1<sup>00</sup> RECORDED   
 COMPARED \_\_\_\_\_

NICKI UTSLER  
 RECORDER  
 MADISON COUNTY, IOWA

Prepared by and  return to: Jeffrey G. Flagg, Atty., 2716 Grand Av., Des Moines, IA 50312, 515/243-5244

MAIL TAX STATEMENT: Richard E. Casson, 2635 Cumming Rd, Winterset IA 50273

### WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, Richard E. Casson and Teressa Casson aka Teressa M. Casson, husband and wife, do hereby Convey to Richard E. Casson and Teressa M. Casson, Trustees of the Richard E. Casson Trust and the Teressa M. Casson Trust dated the 19<sup>th</sup> day of September, 2001, and any amendments thereto as tenants in common, each trust having an undivided one-half interest, the following described real estate in Madison County, Iowa:

All of our right, title and interest in and to:

- 1) The Northeast Fractional Quarter (1/4) and the North Half (1/2) of the Southeast Quarter (1/4) of Section 5 in Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa
- 2) Commencing at the SW corner of SW1/4 of Sec. 2-76-27, thence S 88 39'58" E 1573.54 feet to the point of beginning, said point being on the South line of Sec. 2, thence N 1 20'17" E 1323.91 feet to the North line of S 1/2 SW1/4, thence S 88 43'24" E 1080.15 feet to the NE corner of the SE1/4 SW1/4, thence N 89 59'47" E 285.54 feet along the North line of the SW1/4 SE1/4 to the center of County Road H, thence S 28 49'54" W 1137.63 feet, thence Southwesterly along a 818.60' Radius Curve 470.81 feet to a point 568 feet W of SE corner of SE1/4 SW1/4, said point being on the South line of Sec. 2, thence N 88 39'58" W 512.15 feet along South line of Sec. 2, to the point of beginning; said parcel contains 30.63 acres, more or less including 2.12 acres of road right-of-way.
- 3) Parcel C" located in the Northeast Quarter of the Northwest Quarter of Section 11, Township 76 North, Range 27 West of the 5<sup>th</sup> Principal Meridian, Madison County, Iowa, more particularly described as follows: Commencing at the Northwest corner of the NE1/4 of the NW1/4 of Section 11, T76N, R27W of the 5<sup>th</sup> P.M., Madison County, Iowa; thence, along the North line of said NE1/4 of the NW1/4, South 88 40'00" East 246.70 feet to the Point of Beginning; thence, continuing along said North line, South 88 40'00" East 512.16 feet to the centerline of county road #G4R'; thence Southwesterly 162.09 feet along said centerline and a curve concave Northerly, having a radius of 818.51 feet, a central angle of 11 20'46" and a chord bearing South 67 54'42" West 161.82 feet; thence South 73 35'05" West 343.34 feet to the beginning of a curve concave Northerly; thence Westerly 38.41 feet along said curve, having a radius of 2083.48 feet, a central angle of 01 03'23" and a chord bearing South 74 06'47" West 38.41 feet; thence North 01 20'17" East 180.36 feet to the Point of Beginning. Said C" contains 1.142 acres, including 0.553 acres of county road right of way, excepting Parcel D, being part of Parcel "C" located in the Northeast Quarter of the Northwest Quarter of Section 11, Township 76 North, Range 27 West of the 5<sup>th</sup> Principal Meridian, Madison County, Iowa, more particularly described as follows: Beginning at the Northwest corner of the NE1/4 of the NW1/4 of Section 11, T76N, R27W of the 5<sup>th</sup> P.M., Madison County, Iowa; thence along the west line of said NE1/4 of the NW1/4, South 01 00'45" West, 248.61 feet to the Centerline of County Road G4R; thence Northeasterly 284.90 feet, along said Centerline, on a 2,083.48 foot radius curve, concave Northwesterly and having a central angle of 07 50'05" and a chord bearing North 78 33'31" East, 284.68 feet; thence North 01 14'17" East, 183.74 feet to the North line of said NE1/4 of the NW1/4 of Section 11; thence along said North line, North 88 16'33 West, 278.74 feet to the point of beginning. Said Parcel "D" contains 1.392 acres including 0.327 acres of County Road Right of Way.

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NOTARY PUBLIC - STATE OF IOWA

On this 8th day of October, 2001, before me, the undersigned, a Notary Public in and for said State; personally appeared Richard E. Casson and Teressa M. Casson, to me known to be the persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

COUNTY OF MADISON

)SS

STATE OF IOWA

Teressa M. Casson  
Teressa M. Casson

Richard E. Casson  
Richard E. Casson

(Family transaction -  
No revenue required)  
Transfer Tax Exception #428A.2

Dated: 8-10, 2001.

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 acknowledgement hereof, shall be construed as in the singular or plural number and as masculine or feminine gender, according to the context.