

**REAL ESTATE TRANSFER
TAX PAID 26**

STAMP #

\$ 47.20

Micki Utsler
RECORDER

12-17-01 *Madison*
DATE COUNTY

REC \$ 5.00 COMPUTER
 AUD \$ 5.00 RECORDED
 R.M.F. \$ 1.00 COMPARED _____

005661
 FILED NO. _____
 BOOK 2001 PAGE 5661
 2001 DEC 17 PM 2:45
 (2:45 PM)
 MICKI UTSLER
 RECORDER
 MADISON COUNTY, IOWA
 (515) 462-4912

Preparer Information: JOHN E. CASPER, 223 EAST COURT AVENUE, WINTERSET
 Individual's Name Street Address City Phone



Address Tax Statement: ~~Jamie D. Conard~~ Jamie D. Conard
~~811 W. Court Avenue~~, Winterset, IA 50273
206 N 15th Ave.

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of Thirty Thousand and 00/100-----(\$30,000.00) ----
 Dollar(s) and other valuable consideration,
LANNY L. WENCK and SANDRA L. WENCK, Husband and Wife

do hereby Convey to
JAMIE D. CONARD

the following described real estate in MADISON County, Iowa:

That part of the East Half (1/2) of the Southwest Quarter (1/4) of Section Eleven (11), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, described as follows: Commencing at the Southwest corner of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section Eleven (11); thence on an assumed bearing of North 01°09'58" East along the West line of the East One Half (1/2) of the Southwest Quarter (1/4) of said Section Eleven (11) a distance of 300.00 feet to the point of beginning; thence South 89°05'57" East 290.40 feet; thence South 01°09'58" West 223.64 feet to the centerline of a Madison County Highway; thence Northeasterly 20.40 feet along said centerline and a tangential curve, concave to the Northwest, and having a radius of 602.52 feet, a central angle of 01°56'24", and a chord 20.40 feet in length bearing North 58°46'30" East, thence North 57°48'19" East along said centerline 327.97 feet to the Southwesterly corner of Parcel "A", recorded in Farm Plat Book 3, Pages 288 and 289, Madison County, Iowa, Recorder's Office; thence North 00°17'09" East along the West line of said Parcel "A" a distance of 834.48 feet to the Northwest corner of said Parcel "A"; thence North 90°00'00" West 400.25 feet; thence South 02°05'54" West 414.50; thence South 84°39'55" West 162.86 feet to the West line of said East One-half (1/2) of the Southwest Quarter (1/4) of said Section Eleven (11); thence South 01°09'58" West along said west line 362.34 feet to the point of beginning. Said tract contains 9.771 acres and is subject to a Madison County Highway Easement over the Southeasterly 0.480 acres thereof.

NOTE: This Warranty Deed is in fulfillment of a Real Estate Contract dated December 20, 1999, and filed April 28, 2000 with the Madison County Recorder's Office in Book 142 at Page 503.

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 6, 2001

MADISON COUNTY, ss:

On this 6th day of December,
2001, before me, the undersigned, a Notary Public in and for said State, personally appeared Lanny L. Wenck and Sandra L. Wenck

Lanny L. Wenck (Grantor)
 LANNY L. WENCK

Sandra L. Wenck (Grantor)
 SANDRA L. WENCK

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.

 (Grantor)

Terri Collins
 Terri Collins Notary Public



(Grantor)

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