

**REAL ESTATE TRANSFER**  
TAX PAID 3  
STAMP #  
\$ 70.40  
RECORDED  
DATE COUNTY

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

COMPUTER   
RECORDED   
COMPARED

000013  
FILED NO.  
BOOK 2002 PAGE 13  
2002 JAN -2 PM 12:51  
(12:51pm)  
NICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information Samuel H. Braland, 115 E. First Street, P.O. Box 370, Earlham, Iowa 50072, (515) 758-2267  
Individual's Name Street Address City Phone

Address Tax Statement: Roger E. Howell, P.O. Box 70, Earlham, Iowa 50072

SPACE ABOVE THIS LINE  
FOR RECORDER



**WARRANTY DEED**

For the consideration of ---Forty-four Thousand One Hundred Sixty-seven  
Dollar(s) and other valuable consideration,  
MARGARET SUE WALLACE and KEITH L. WALLACE, wife and husband,

do hereby Convey to  
ROGER E. HOWELL

the following described real estate in Madison County, Iowa:

Parcel "B" in the Southwest Fractional Quarter of the Northwest Quarter and the Southeast Quarter of the Northwest Quarter of Section 30, Township 77 North, Range 28 West of the 5th P.M., Madison County, Iowa, more particularly described as follows:

Beginning at the West Quarter Corner of Section 30, Township 77 North, Range 28 West of the 5th P.M., Madison County, Iowa; thence North 00°18'38" West 761.24 feet along the West line of the Northwest Quarter of said Section 30; thence North 89°20'17" East 2464.33 feet to a point on the East line of said Northwest Quarter; thence South 00°12'35" East 800.64 feet to the center of said Section 30; thence North 89°44'44" West 2463.00 feet along the South line of said Northwest Quarter to the Point of Beginning containing 44.167 acres including 0.861 acres of County Road right-of-way.

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,  
LINN COUNTY, ss:

Dated: December 20, 2001

On this 20<sup>th</sup> day of December,  
2001, before me, the undersigned, a Notary Public in and for said State, personally appeared Margaret Sue Wallace and Keith L. Wallace

Margaret Sue Wallace  
Margaret Sue Wallace (Grantor)

Keith L. Wallace  
Keith L. Wallace (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.

(Grantor)

Cynthia S. Utsler  
Notary Public

(Grantor)

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

