

**REAL ESTATE TRANSFER**  
**TAX PAID 24**  
 STAMP #  
 \$ 97.60  
 Michelle Utsler  
 RECORDER  
 4-12-02 Madison  
 DATE COUNTY

REC \$ 5.00 **COMPUTER** ✓  
 AUD \$ 5.00 **RECORDED** ✓  
 R.M.F. \$ 1.00 **COMPALED**

FILED NO. **001739**  
 BOOK **2002** PAGE **1739**  
 2002 APR 12 PM 3:02

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: ✓ Bryan Scott Jacobs  
 2683 U.S. Hwy. 92, Winterset, IA 50273

SPACE ABOVE THIS LINE  
 FOR RECORDER



**WARRANTY DEED**

For the consideration of SIXTY-ONE THOUSAND FIVE HUNDRED  
 Dollar(s) and other valuable consideration,  
JOEL B. CONARD and CYNTHIA A. CONARD, Husband and Wife,

do hereby Convey to  
BRYAN SCOTT JACOBS,

the following described real estate in Madison County, Iowa:

A tract of land described as commencing at the Northeast corner of Section 26, Township 76 North, Range 27 West of the 5th P.M., Madison County, Iowa, thence S along the E line of said Section 768.2 feet to point of beginning, thence N 22°06' W 59.4 feet, thence N 32°14' W 203.7 feet, thence N 41°42' W 236.9 feet, thence N 57°22' W 24.3 feet, thence S 921.9 feet to the S line of Iowa Highway #92 right-of-way, thence N 75°07' E 185.5 feet along said right-of-way, thence Northeasterly 137.5 feet along a 1399.4 foot radius curve concave Southeasterly to the E line of said Section, thence N along the E line of said Section 422.4 feet to the point of beginning, containing 5.0012 acres including 0.7488 acres of county road right-of-way and 0.6022 acres of highway 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

Dated: 4-11-02

MADISON COUNTY, ss:

On this 11 day of April,  
2002, before me, the undersigned, a Notary Public in and for said State, personally appeared Joel B. Conard and Cynthia A. Conard

Joel B Conard  
 Joel B. Conard (Grantor)

Cynthia A Conard  
 Cynthia A. Conard (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.

Bret A. Smith  
 Notary Public

BRET A. SMITH (Grantor)  
 Commission Number 709489  
 My Commission Expires 4-20-04  
 (Grantor)

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