

REAL ESTATE TRANSFER TAX PAID <u>42</u>
STAMP #
\$ <u>19.20</u>
<u>Michelle Utaler</u> RECORDER
<u>51702</u> <u>Madison</u> DATE COUNTY

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

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002400
FILED NO. _____
BOOK 2002 PAGE 2400
2002 MAY 17 PM 2:56
NICKI UTSLER
RECORDER
MADISON COUNTY, IOWA
515-993-4254

Prepared by: John O. Reich, Reich Law Firm, 801 Main St., Adel, IA 50003



\$ 12,500.00

WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

Address tax statement: Doyle Mapes, 1715 137th St., Earlham IA 50072

For the consideration of One
Dollar(s) and other valuable consideration, Merlin E. Mapes and Karen Mapes, husband and wife,

do hereby Convey to Doyle R. Mapes and Christine A. Mapes, husband and wife,

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

That part of the Southwest Quarter of Section 20, Township 77 North, Range 28 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Commencing at the southwest corner of the Southwest Quarter of said Section 20; thence on an assumed bearing of North 00 degrees 08 minutes 39 seconds West 1043.65 feet; thence North 89 degrees 08 minutes 10 seconds East along the centerline of a Madison County Highway 614.14 feet to the point of beginning; thence North 00 degrees 31 minutes 09 seconds West 312.39 feet; thence North 89 degrees 03 minutes 31 seconds East 737.61 feet; thence South 00 degrees 42 minutes 33 seconds West 313.50 feet to the centerline of said highway; thence South 89 degrees 08 minutes 10 seconds West along the centerline of said highway 730.88 feet to the point of beginning.

Said tract contains 5.27 acres more or less and is subject to a Madison County Highway easement over the southerly 33.00 feet thereof and is subject to any encumbrances of record. Highway easement area equals 0.55 acres.

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 MICHIGAN, ss:
Wayne COUNTY,

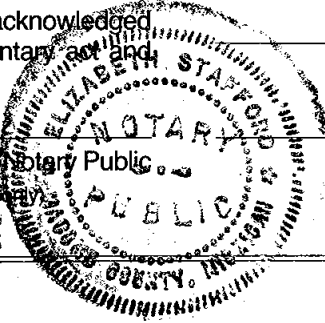
Dated: July 23, 1992

On this 23 day of July, 1992, before me the undersigned, a Notary Public in and for said State, personally appeared Merlin R. Mapes and Karen Mapes, husband and wife,

[Signature]
MERLIN E. MAPES (Grantor)
[Signature]
KAREN MAPES (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.

[Signature]
ELIZABETH STAFFORD
Notary Public



(This form of acknowledgment for individual grantors may be used in Wayne County, Michigan)
My Comm. Expires Aug. 1, 1995