

REAL ESTATE TRANSFER
TAX PAID 4
STAMP #
\$ 42.40
Michelle Utsler
RECORDER
7-302 Madison
DATE COUNTY

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

COMPUTER
RECORDED
COMPARED _____

FILED NO. 003281
BOOK 2002 PAGE 3281
(PAGE 3281)
2002 JUL -3 PM 3:41
(3:41 PM)
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: Hayes Fidelity, Inc.
1454 30th St., #107
West Des Moines, IA 50266

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED
(CORPORATE GRANTOR)

For the consideration of TWENTY-SEVEN THOUSAND
Dollar(s) and other valuable consideration,
ST. CHARLES COMMUNITY SERVICES
a corporation organized and existing under the laws of
Iowa
does hereby Convey to
~~MICHAEL J. HAYES~~ HAYES FIDELITY, INC.

the following described real estate in Madison County, Iowa:
A tract of land commencing at a point 334 feet North of the intersection of the North line of Main Street with the West line of Cherry Street in the Town of St. Charles, Madison County, Iowa, and running thence West 107 feet, thence North 80 feet, thence East 107 feet, thence South 80 feet to the point of beginning, being a part of the West 10 acres of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-three (23) in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa,

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: 6/27/2002
By Sara J. Hughes President Title
Sara J. Hughes, President
By Timothy McKinney Secretary Title
Timothy McKinney, Secretary

STATE OF Iowa, Madison COUNTY, ss:
On this _____ day of _____ before me, the undersigned, a Notary Public in and for said State, personally appeared Sara J. Hughes and Timothy McKinney to me personally known, who being by me duly sworn, did say that they are the President and Secretary, respectively, of said corporation; that (no seal has been procured by the said) ~~(the seal affixed thereto is the seal of said)~~ corporation that said instrument was signed ~~(and sealed)~~ on behalf of said corporation by authority of its Board of Directors; and that the said Sara J. Hughes and Timothy McKinney as such officers, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

BEETH VOETMER
Notarial Seal - Iowa
Commission # 223510
My Commission Expires 7.13.02

Beeth Voetmer
Notary Public