

REAL ESTATE TRANSFER	
TAX PAID <u>36</u>	
STAMP #	
\$ <u>23.20</u>	
<u>Michelle Utsler</u>	
RECORDER	
<u>8-16-02</u>	<u>Madison</u>
DATE	COUNTY

REC \$ 5⁰⁰
 AUD \$ 5⁰⁰
 R.M.F. \$ 1⁰⁰

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPARED	<input type="checkbox"/>

FILED NO. 004041
 BOOK 2002 PAGE 4041
 2002 AUG 16 PM 2:55

MICKI UTSLER
 RECORDER
 MADISON COUNTY, IOWA

✓ Prepared by : Union State Bank, 201 West Court Avenue
 Winterset, Iowa 50273 (515) 462-2161



Address Tax Stmt to : Marilyn Van Zee, 423 W Court
WARRANTY DEED Winterset, Iowa 50273
 (CORPORATE GRANTOR)

SPACE ABOVE THIS LINE
 FOR RECORDER

For the consideration of \$15,000.00
 Dollar(s) and other valuable consideration, Union State Bank
 a corporation organized and existing under the laws of Iowa
 does hereby Convey to Marilyn Van Zee

the following described real estate in Madison County, Iowa:

Commencing at the Southwest corner of Lot Four (4) in Block Twenty-five (25) of the Original Town of Winterset, Madison County, Iowa, running thence North 22 feet, thence East 33 feet, thence North 5 feet, thence East 11 feet, thence South 27 feet, thence West 44 feet to the place of beginning

This Warranty Deed is in fulfillment of a real estate contract filed in Book 57 on Page 597 in the Madison County Recorders Office.

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: 8-15-2002
 By Steven D. Warrington, Sr. Title Vice President
 By David A. Koch Title Vice President

STATE OF Iowa, Madison COUNTY, ss:
 On this 15th day of August, ~~XX~~2002 before me, the undersigned, a Notary Public in and for said State, personally appeared Steven D. Warrington and David A. Koch to me personally known, who being by me duly sworn, did say that they are the Sr. Vice President and Vice President, respectively, of said corporation; that (no seal has been procured by the said) corporation; that said instrument was signed ~~(the seal affixed thereto is the seal of said)~~ and sealed on behalf of said corporation by authority of its Board of Directors; and that the said Sr. Vice President and Vice President 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.

SANDRA D. CORKREAN
 Commission Number 712418
 My Commission Expires 9-6-04

Sandra D. Corkrean, Notary Public