

REAL ESTATE TRANSFER  
 TAX PAID 42  
 STAMP #  
 \$ 839.20  
Michelle Utzler  
 RECORDER  
9-27-02 Madison  
 DATE COUNTY

REC \$ 15.00  
 AUD \$ 5.00  
 R.M.F. \$ 1.00

COMPUTER   
 RECORDED   
 COMPARED

004779  
 FILED NO. \_\_\_\_\_  
 BOOK 2002 PAGE 4779  
 2002 SEP 27 PM 12:48

MICHI UTSLER  
 RECORDER  
 MADISON COUNTY, IOWA  
 PH # (515) 278-0623

This instrument prepared by:  
 ROSS F. BARNETT, ABENDROTH & RUSSELL, P.C., 2536 - 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Return to:  
 ESCROW PROFESSIONAL COMPANY, 1401 - 50<sup>th</sup> Street, Suite 105, West Des Moines, Iowa 50266

Mail tax statements to:  
 NEW BEGINNINGS DEVELOPMENT GROUP, L.L.C., 210 State Street, Granger, Iowa 50109

File # CLT

**023283**

\$ 525,000.00 %xx

## WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, **Virginia Busch Hampton, a single person; Kenneth Wayne Busch and Shirley Lois Busch, husband and wife; and Carrol William Busch, a single person**, do hereby convey unto **New Beginnings Development Group, L.L.C.**, the following-described real estate in Madison County, Iowa:

**LONG LEGAL - See Attached Exhibit "A"**

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.

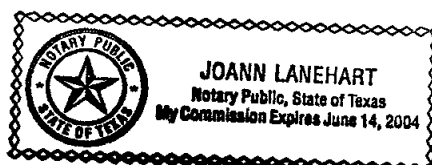
STATE OF TEXAS )  
 )  
 COUNTY OF Nueces )

Dated: 21<sup>st</sup> of August, 2002

SS: [REDACTED]

On this 21<sup>st</sup> day of August, 2002, before me the undersigned, a Notary Public in and for said State, personally appeared **Virginia Busch Hampton, a single person**, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that she executed the same as her voluntary act and deed.

Virginia Busch Hampton  
 Virginia Busch Hampton



Joann Lanehart  
 Notary Public in and for the State of Texas

STATE OF CALIFORNIA )  
 )  
 ) SS:  
COUNTY OF Los Angeles )

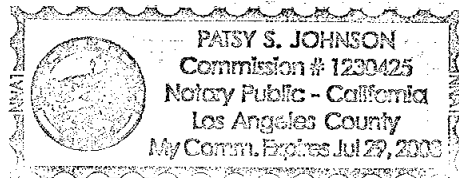
Dated: August 22, 2002, 2002

On this 22nd day of August, 2002, before me the undersigned, a Notary Public in and for said State, personally appeared **Kenneth Wayne Busch and Shirley Lois Busch, husband and wife**, 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.

Kenneth Wayne Busch  
Kenneth Wayne Busch

Shirley Lois Busch  
Shirley Lois Busch

Patsy S. Johnson  
Notary Public in and for the State of California  
Patsy S. Johnson



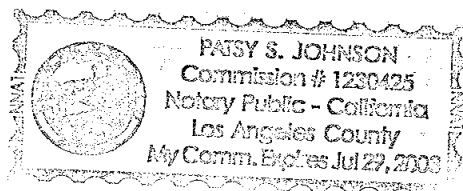
STATE OF CALIFORNIA )  
 )  
 ) SS:  
COUNTY OF Los Angeles )

Dated: August 22, 2002, 2002

On this 22nd day of August, 2002, before me the undersigned, a Notary Public in and for said State, personally appeared **Carrol William Busch, a single person**, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed.

Carrol William Busch  
Carrol William Busch

Patsy S. Johnson  
Notary Public in and for the State of California  
Patsy S. Johnson



## EXHIBIT A

### LEGAL DESCRIPTION:

Parcel "N", located in the Northwest Quarter & the Northeast Quarter of the Southwest Quarter of Section 36, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County Iowa, located in and forming a part of the City of Winterset, and more particularly described as follows:

Beginning at the West Quarter corner of Section 36, Township 78 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence North 0°09'54" West, 2500.55 feet along the West line of the Northwest Quarter of said Section 36 to a point on the South right-of-way line of Iowa Highway 92; thence South 71°46'07" East, 34.93 feet along said R.O.W. line; thence North 27°05'26" East, 227.66 feet along said R.O.W. line; thence North 86°24'49" East, 227.66 feet along said R.O.W. line; thence North 85°43'23" East, 125.67 feet along said R.O.W. line; thence South 76°48'36" East, 11.35 feet along said R.O.W. line; thence South 85°23'28" East, 600.97 feet along said R.O.W. line; thence South 89°56'28" East, 778.70 feet along said R.O.W. line; thence South 0°16'34" East, 2347.00 feet; thence North 55°03'55" West, 13.04 feet; thence North 82°08'12" West, 64.22 feet; thence South 0°23'05" East, 190.26 feet; thence South 1°32'25" West, 91.10 feet; thence North 89°26'00" West, 428.57 feet to a point on the West line of the Northeast Quarter of the Southwest Quarter of said Section 36; thence North 0°07'33" West, 44.51 feet to the Southeast corner of the Southwest Quarter of the Northwest Quarter of said Section 36; thence North 89°24'27" West, 1319.60 feet along the South line of the Southwest Quarter of the Northwest Quarter of said Section 36 to the Point of Beginning. Said Parcel contains 107.715 acres, including 2.315 acres of County Road right-of-way