

REC \$ 15⁰⁰
AUD \$ 5⁰⁰
R.M.F. \$ 1⁰⁰

C

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

MICKI UTSLER
RECORDER
342-2157
COUNTY, IOWA

Prepared by: el L. P. Van Werden, P. O. Box 199, Osceola, IA 50213 (515) 342-2157
AMENDMENT TO REAL ESTATE CONTRACT

Marion Alfred Perin and Phyllis Perin, husband and wife, ("Sellers"), and **Lawrence C. Shannon and Kathleen E. Shannon**, husband and wife, as Joint Tenants with full right of ownership in the survivor, and not as Tenants in Common, ("Buyers"), do hereby amend the Real Estate Contract dated December 14, 1995, entered into by and between the parties for the sale and purchase of the real estate set out and described in Exhibit A attached hereto, which Real Estate Contract was recorded December 27, 1995, in Book 135 at Page 460 of the records in the Madison County Recorder's Office and recorded on December 27, 1995 in Book 385 at Page 721 of the records in the ~~Warren County~~ Recorder's Office, as follows:

1. Sellers and Buyers mutually agree that the unpaid principal balance owing on the Real Estate Contract after payment of the \$293.51 monthly installment payable on September 1, 2002, is the sum of \$36,991.
2. The \$36,991 balance shall be payable, as follows:

\$293.51, (which includes principal and interest) on October 1, 2002, and a like amount on the first day of each and every month thereafter until September 1, 2009, when the entire remaining unpaid balance shall be due and payable.
3. Buyers shall pay interest from September 1, 2002, on the unpaid balance, at the rate of 8% per annum payable monthly.

In all other respects, the provisions of the original contract shall remain in full force and effect.

Dated September 1, 2002.

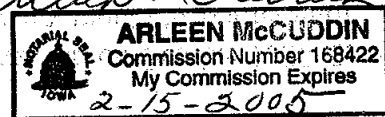
X Marion Alfred Perin
Marion Alfred Perin - Seller

Lawrence C. Shannon
Lawrence C. Shannon - Buyer

Phyllis Perin
Phyllis Perin - Seller

Kathleen E. Shannon
Kathleen E. Shannon - Buyer

9/28/02 Arleen McCuddin notary



STATE OF IOWA)

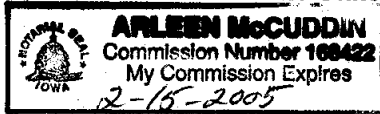
SS:)

CLARKE COUNTY)

On this 20th day of September, 2002, before me the undersigned, a Notary Public in and for said State and County, personally appeared, **Marion Alfred Perin and Phyllis Perin**, 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.

Arleen McCuddin

Notary Public in and for the State of Iowa



STATE OF IOWA)

SS:)

CLARKE COUNTY)

On this 20th day of September, 2002, before me the undersigned, a Notary Public in and for said State and County, personally appeared, **Lawrence C. Shannon and Kathleen E. Shannon**, 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.

Arleen McCuddin

Notary Public in and for the State of Iowa

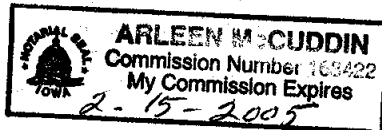


EXHIBIT A To Perin-Shannon Real Estate Contract Amendment
PARCEL I

All that part of the following which lies within the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-six (36) in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, described as an irregular shaped tract of land located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-six (36), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, and in the Northwest Fractional Quarter (1/4) of Section Thirty-one (31), Township Seventy-four (74) North, Range Twenty-five (25) West of the 5th P.M., Warren County, Iowa described as follows: Beginning at the Northwest corner of the Northwest Fractional Quarter (1/4) of Section Thirty-one (31), Township Seventy-four (74) North, Range Twenty-five (25) West of the 5th P.M., Warren County, Iowa, said point also being the Northeast corner of Section Thirty-six (36), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; thence, N90°00'00"E along the North line of the Northwest Fractional Quarter (1/4) of said Section Thirty-one (31), 773.00 feet; thence, S00°00'00"E, 413.00 feet; thence, N90°00'00"E, along a line parallel with the 413.00 feet South of the North line of the Northwest Fractional Quarter (1/4) of said Section Thirty-one (31), 368.85 feet; thence, S17°25'00"E along a line parallel with the 25.00 feet West of the Westerly right-of-way line of Interstate No. 35 as it is presently established, 231.16 feet; thence, S02°37'18"E along a line parallel with and 25.00 feet West of the Westerly right-of-way line of said Interstate No. 35, 314.02 feet; thence, S00°10'00"W along a line parallel with and 25.00 feet West of the Westerly right-of-way line of said Interstate No. 35, 656.00 feet; thence, N90°00'00"W along a line parallel with and 1603.26 feet South of the North line of the Northwest Fractional Quarter (1/4) of said Section Thirty-one (31), 400.81 feet; thence, N00°42'33"W, 903.32 feet; thence, S90°00'00"W along a line parallel with and 700.00 feet South of the North line of the Northwest Fractional Quarter (1/4) of said Section Thirty-one (31), 811.50 feet more or less to the East line of Madison County, Iowa; thence continuing S90°00'00"W, 780.00 feet; thence, N00°00'00"E, 633.93 feet to the North line of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Thirty-six (36); thence N85°09'30"E along the North line of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Thirty-six (36), 782.80 feet to the point of beginning, said tract of land being subject to and together with any and all easements of record; said tract of land being subject to a 33.00 feet wide public roadway easement on the North side thereof; said tract of land contains 35.50 acres more or less.

PARCEL II

The South 414.2 feet, more or less, of the southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4) of Section Thirty (30), Township Seventy-four (74) North, Range Twenty-five (25) West of the 5th P.M., Warren County, Iowa EXCEPT commencing at a point 1150.3 feet West of the South 1/4 corner of Section 30 and 12.7 feet North of the South line of said Section 30, said point of commencing also being the point of intersection of the center line of the East Lane of I-35; thence West along the projected center line of Iowa Hwy. 207, 750 feet; thence North 50 feet to point of beginning; thence 351.5 feet, thence East 516.12 feet to the West R.O.W. line of I-35, thence right 111° 52' and Southwesterly along said West R.O.W. line, 378.75 feet to the North R.O.W. line of Iowa Hwy. 207, thence West 375.0 feet to point of beginning and EXCEPT land conveyed to the State of Iowa in Warranty Deed recorded in Book 125, Page 136-137. This parcel, 4.54 acres more or less, is currently bounded on its west, north and east boundaries by boundary line fences, which fences have been maintained in their current locations for more than 20 years. (Said east-side boundary line fence should not be confused with the fence that approximates the west boundary line of the 66-foot-wide access easement described in that certain easement instrument filed on August 30, 1973 in Book 34 at Page 430 of the land records of the County Recorder for Warren County, Iowa.)

UNITED STATES DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT
TRAVELERS STOP

36-74-26, Tract in NE¹/₄ NE¹/₄

1740
12-27-95