

006317

FILED NO. \_\_\_\_\_

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2002 DEC 27 PM 4: 17

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

COMPUTER   
RECORDED   
COMPARED

NICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information  John E. Casper, 223 E. Court Avenue, Winterset, (515) 462-4912

Individual's Name Street Address City Phone

Address Tax Statement : Scott E. and Kimberly J. Palmer  
2952 Woodland Avenue  
Truro, IA 50257

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED - JOINT TENANCY

For the consideration of TWO HUNDRED EIGHTY THOUSAND AND NO/100 -----  
Dollar(s) and other valuable consideration,  
ELIZABETH A. PALMER, a single person,

do hereby Convey to  
SCOTT E. PALMER and KIMBERLY J. PALMER

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

The Southwest Quarter (1/4) of the Southeast Quarter (1/4) and the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Fourteen (14), in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, except a tract of land in the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section 14 described as follows: Beginning at the Southwest corner of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section 14; thence on an assumed bearing of North 00°00'00" East along the West line of said Southeast Quarter (1/4) of the Southwest Quarter (1/4) 243.35 feet; thence North 88°38'10" East 589.08 feet; thence South 00°00'00" East 223.36 feet to the South line of said Southeast Quarter (1/4) of the Southwest Quarter (1/4); thence South 86°41'40" West along said South line 589.89 feet to the Southwest corner of said Southeast Quarter (1/4) of the Southwest Quarter (1/4) and the point of beginning. Said excepted tract contains 3.15 acres,

AND

The Northeast Quarter (1/4) of the Southwest Quarter (1/4), EXCEPT the following two tracts:  
The South 14 Rods of the West 6 Rods thereof,

AND EXCEPT Parcel "B" in the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Fourteen (14), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the Southwest corner of the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Fourteen (14), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, thence along the West line of said Northeast Quarter (1/4) of the Southwest Quarter (1/4), North 00°00'00", 231.00 feet to the point of beginning; thence North 86°41'40" East, 100.00 feet; thence North 00°00'00", 100.00 feet; thence South 86°41'40" West, 100.00 feet; thence South 00°00'00", 100.00 feet to the point of beginning. Said Parcel "B" contains 0.229 acres;

And also the South Five (5) acres of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) and the Northwest Quarter (1/4) of the Southeast Quarter (1/4);

All of the above being in Section Fourteen (14), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This legal description of the real estate corrects and supercedes the legal description of the real estate contained in the Real Estate Contract dated and filed for record with the Madison County Recorder's Office on December 8, 1999 in Record Book 142 at Page 129.

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 IOWA

Dated: December 27, 2002

MADISON COUNTY, ss:

On this 27 day of December,  
2002, before me, the undersigned, a Notary Public in and for said State, personally appeared  
ELIZABETH A. PALMER

Elizabeth A Palmer  
ELIZABETH A. PALMER (Grantor)

(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.

(Grantor)

Elisha R. Busch

(Grantor)

Notary Public  
ELISHA R. BUSCH  
COMMISSION NO. 714506  
MY COMMISSION EXPIRES  
1-15-05