

REC \$ 5.00  
AUD \$ 3.00  
R.M.F. \$ 1.00

COMPUTER   
RECORDED   
COMPARED

REAL ESTATE TRANSFER  
TAX PAID 61  
STAMP #  
RECORDER  
DATE 3-28-03 COUNTY MADISON

FILED NO. 001777  
BOOK 2003 PAGE 1777  
2003 MAR 28 PM 4:09  
NICKI UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, (515) 462-3731

Individual's Name

Street Address

City

Phone



Address Tax Statement: Jeremy and April Leonard  
\$ 120,000.00  
613 Polk St., DeSoto, IA 50069

SPACE ABOVE THIS LINE  
FOR RECORDER

**WARRANTY DEED**  
(CORPORATE GRANTOR)

For the consideration of ONE HUNDRED TWENTY THOUSAND  
Dollar(s) and other valuable consideration,  
EXCLUSIVE PROPERTIES, L.L.C.,  
a corporation organized and existing under the laws of  
Iowa  
does hereby Convey to  
JEREMY S. LEONARD and APRIL A. LEONARD, as Joint Tenants with Full Rights of  
Survivorship and Not as Tenants in Common,

the following described real estate in Madison County, Iowa:  
Parcel "A", located in the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-nine  
(29) in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison  
County, Iowa, containing 3.000 acres, as shown in Plat of Survey filed in Book 2003, Page 222 on  
January 14, 2003, in the Office of the Recorder of 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.

EXCLUSIVE PROPERTIES, L.L.C.  
an Iowa Corporation

Dated: 2/25/03

By Jeff Hoffman President  
Title

By Robert J. Trausch V.Pres.  
Title

STATE OF IOWA, MADISON COUNTY, ss:  
On this 25th day of February, 2003 before me, the undersigned, a Notary Public in and for said State, personally appeared Jeff Hoffman and Robert J. Trausch to me personally known, who being by me duly sworn, did say that they are the President and Vice President, 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 Jeff Hoffman and Robert J. Trausch 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.

KARLA PETERSEN  
Commission Number 709689  
MY COMMISSION EXPIRES  
MAY 3, 2004

Karla Petersen  
Notary Public