

Return to: Jane B. McAllister
Ahlers & Cooney, P.C.
100 Court Avenue, Suite 600
Des Moines, Iowa 50309

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

COMPUTER
RECORDED
COMPARED

6142
FILED NO. _____
BOOK 2003 PAGE 6142
(PAGE 6142)
2003 OCT 13 PM 12:51
12:51 pm
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Douglas F. Fulton, 801 Grand, Suite 3700, Des Moines, IA 50309-2727, (515) 246-5825
Individual's Name Street Address City



Address Tax Statement: Diane Schoenauer
3187 Skyride Drive, Waukee, IA 50263

SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of One (\$1.00)
Dollar(s) and other valuable consideration,
Russell J. Schoenauer

do hereby Convey to
Diane J. Schoenauer, a married person

the following described real estate in Madison County, Iowa:

The East 100 Acres of the Southeast Quarter (1/4); Southeast Quarter (1/4) of the Northwest Quarter (1/4) South Half (1/2) of the Northeast Quarter (1/4); Northwest Quarter (1/4) of the Northeast Quarter (1/4); and East 30 Acres of the Northeast Quarter (1/4) of the Northwest Quarter (1/4); all in Section Eleven (11), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

Said conveyance is without consideration and is an exempt transaction with no revenue stamps required per Iowa Code §428A.2(11)

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 _____, ss:

Dated: October 9, 2003

POLK COUNTY,

On this 8th day of October, before me, the undersigned, a Notary Public in and for said State, personally appeared Russell J. Schoenauer, Jr. and Frank Schoenauer, as attorneys-in-fact for Russell J. Schoenauer

Russell J. Schoenauer, Jr. as POA (Grantor)
for Russell Schoenauer

Frank Schoenauer, as POA for Russell (Grantor)
Schoenauer

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)

(Grantor)

Notary Public

(This form is to be used only for individual grantor(s) only)
DOUGLAS A. FULTON
Commission Number 138
My Commission Expires
March 27, 2004