

Document 2005 5988

Book 2005 Page 5988 Type 03 001 Pages 4  
Date 12/15/2005 Time 8:19 AM  
Rec Amt \$22.00 Aud Amt \$45.00

ENTERED FOR TAXATION  
THIS 15 DAY OF Dec. 09  
*Jeanette*  
AUDITOR  
*R. Spela*  
DEPUTY AUDITOR

MICHELLE UTSLER, COUNTY RECORDER  
MADISON IOWA

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



**WARRANTY DEED**  
THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101  
Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Jerrold B. Oliver  
P.O. Box 230  
Winterset, IA 50273  
Phone: (515) 462-3731

**Taxpayer Information:** (Name and complete address)

J & O Narland L.L.C.  
122 S 7th Ave.  
Winterset, IA 50273

**Return Document To:** (Name and complete address)

Jerrold B. Oliver  
PO BOX 230  
Winterset, IA 50273

**Grantors:**

Jerrold J. Narland  
Orlene L. Narland

**Grantees:**

J & O Narland L.L.C.

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



### WARRANTY DEED

For the consideration of One  
Dollar(s) and other valuable consideration,  
Jerrold J. Narland and Orlene L. Narland, Husband and Wife

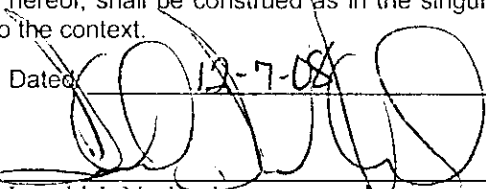
do hereby Convey to  
J & O Narland L.L.C.

the following described real estate in Madison County, Iowa:  
See 1 in Addendum

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  
COUNTY OF MADISON

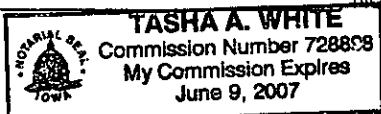
Dated: 12-7-05  
  
\_\_\_\_\_  
Jerrold J. Narland (Grantor)

This instrument was acknowledged before  
me on December 7, 2005 by  
Jerrold J. Narland and Orlene L. Narland

  
\_\_\_\_\_  
Orlene L. Narland (Grantor)

  
\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
(Grantor)  
\_\_\_\_\_  
(Grantor)



## Addendum 1/2

1. Lot Seven (7) in Block Fifteen (15) of Pitzer & Knight's Addition to the Town of Winterset, Madison County, Iowa;

AND

Lot Seven (7) in Block Seven (7) of the Original Town of Winterset, Madison County, Iowa;

AND

Lot Three (3) in Block Fourteen (14) in Laughridge & Cassiday's Addition to the Town of Winterset, Madison County, Iowa;

AND

The North Half (N½) of Lot One (1) and the East one (1) foot of the North Half (N½) of Lot Two (2) in Block Ten (10) of Pitzer & Knight's Addition to the Town of Winterset, Madison County, Iowa;

AND

Parcel "A" in Lot Nine (9) of Lindsey's Addition to the City of Winterset, Madison County, Iowa, more particularly described as follows: Commencing at the Northeast Corner of Lot Nine (9) of Lindsey's Addition to the City of Winterset, Madison County, Iowa; thence North 89°39'03" West 60.00 feet to the apparent West right-of-way line of 4th Avenue which is the Point of Beginning; thence North 89°39'03" West 120.00 feet along the North line of said Lot Nine (9); thence South 00°00'00" East 75.00 feet; thence South 89°39'03" East 120.00 feet to the apparent West right-of-way of 4th Avenue; thence North 00°00'00" East 75.00 feet to the Point of Beginning, containing 9000 square feet, EXCEPT the North 6 feet thereof;

AND

Lot Eight (8) in Block Five (5) of North Addition to the Town of Winterset, Madison County, Iowa;

AND

A parcel of land located in Lots One (1), Two (2), Three (3), Four (4), Six (6) and Seven (7) in Block Two (2) of Kirkwood's Addition to the City of Winterset, Madison County, Iowa, said parcel being more particularly described as follows: Beginning at the NW Corner of Lot One (1) of said Block Two (2); thence S89°50'27" E 25.00 feet along the North line of said Lot One (1); thence S0°09'27" W 120.00 feet to a point on the South line

## Addendum 2/2

of said Lot Four (4); thence N89°50'27" W 41.50 feet along the South line of said Lot Four (4) and the extension thereof to a point on the West line of a 16.5 foot alley running northerly and southerly through said Block Two (2); thence S0°09'27" W 92.28 feet along said West line; thence N33°25'51" W 154.54 feet; thence northerly 90.97 feet along a 229.59 foot radius curve concave easterly and having a chord bearing N22°04'47" W 90.38 feet to a point on the North line of Lot Two (2) of said Block Two (2); thence S89°50'27" E 136.20 feet along the North line of said Lot Two (2) and the extension thereof to the Point of Beginning, excepting therefrom present established alley, said parcel contains 17,359 square feet;

AND

A parcel of land located in Lots One (1) Two (2), Three (3), Four (4), Five (5), Six (6), Seven (7), and Eight (8) in Block One (1) of Hornback and Bevington Addition to the City of Winterset, Madison County, Iowa, said parcel being more particularly described as follows: Beginning at the SW corner of Lot Five (5) of said Block Two (2); thence N0°09'27" E 247.28 feet along the West line of said Block Two (2); thence N89°49'05" E 230.25 feet; thence S33°25'51" E 59.18 feet to a point on the East line of said Block Two (2); thence S0°09'27" W 198.50 feet along said East line to the SE Corner of Lot Four (4) of said Block Two (2); thence S89°58'32" W 262.99 feet along the South line of said Block Two (2) to the Point of Beginning, excepting there from present established alley, said parcel contains 60,229 square feet;

AND

The West One-third (1/3) of Lot Six (6) in Block Eleven (11) of the Original Town of Winterset, Madison County, Iowa.

This deed is exempt from the Iowa Transfer Tax pursuant to Iowa Code Section 428A.2(15). Therefore, no Declaration of Value or Ground Water Statement is required.