

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

COMPUTER
RECORDED
COMPALED

©THE IOWA STATE BAR ASSOCIATION Official Form No. 103 - January 2006 Lewis H. Jordan ISBA # 02714 FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return Document to: Lewis H. Jordan, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Preparer Information: Lewis H. Jordan, P.O. Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Address Tax Statement: Kyle A. Festler and Nicole K. Festler, 305 East Center Street, Truro, IA 50257



WARRANTY DEED - JOINT TENANCY

For the consideration of -----LOVE and AFFECTION----- Dollar(s) and other valuable consideration,
Shivaun Marie Farlow, Single

do hereby Convey to
Kyle A. Festler and Nicole K. Festler,

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

See I 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.

Dated: 8-14-2006

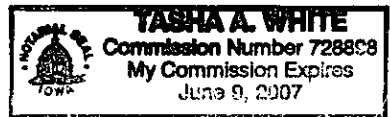
Shivaun Marie Farlow
Shivaun Marie Farlow (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on Aug 14 2006 by Shivaun Marie Farlow, Single.

Tasha A. White



Notary Public

(This form of acknowledgment for individual grantor(s) only)

Addendum

1.

Parcel "D" located in the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-four (24), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the northeast corner of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-four (24), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; thence South 0°19'08" West along the east line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-four (24), 657.36 feet; thence South 85°44'26" West, 1080.75 feet; thence North 0°00'00" East 659.19 feet to a point on the north line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-four (24); thence North 85°51'07" East along the north line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Twenty-four (24) 1084.26 feet to the point of beginning. Said parcel contains 16.311 acres, including 2.830 acres of County Road right-of-way.

The consideration for this transfer is less than \$500.00. Therefore, no Declaration of Value or Ground Water Statement is required.