

Book 2007 Page 2142 Type 03 001 Pages 1
Date 5/24/2007 Time 11:21 AM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$231.20
Rev Stamp# 195 DOV# 203
LISA SMITH, COUNTY RECORDER
MADISON IOWA

IND ✓
ANNK
SCAN
CHEK

JSCA
Return to Re/Max Real Estate Group, 6600 University Ave., Des Moines, IA 50311
Preparer
Information Larry L. Tuel #005633, 6600 University Ave., Suite 132, Des Moines, IA 50311, (515) 271-7766
Individual's Name Street Address City Phone

Tax Statement to: Peter M. Jungen, 2348 St. Charles Rd., Winterset, IA 50273

\$145,000.00

WARRANTY DEED

For the consideration of One & 00/100 Dollar and other valuable consideration, Mark S. Grell and Lisa R. Grell, husband and wife, do hereby convey to Peter M. Jungen, a single person, the following described real estate in Madison County, Iowa:

A tract of land described as follows, to-wit: Beginning at the Southwest corner of the Northeast Quarter (1/4) of Section Eight (8), in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence North 1,107.03 feet along the west line of said Northeast Quarter (1/4) to the centerline of a county road; thence South 88°51' East 202.80 feet; thence Southeasterly 870.24 feet along a 818.60 foot radius curve concave Southwesterly having a 829.92 foot long chord bearing South 58°23 1/2' East; thence South 62°04' West 170 feet; thence South 08°50' West 170.13 feet; thence South 13°13' East 279.30 feet, thence North 62°41' East 263.50 feet to the centerline of a county road; thence South 13°20' East 272.46 feet to the south line of said Northeast Quarter (1/4) ; thence South 89°47' West 1,094.07 feet to the point of beginning, containing 20.1618 Acres including 4.3989 Acres of County Road Right-of-Way.



Property Address: 2348 St. Charles Rd., Winterset, IA 50273

Grantors do Hereby Covenant with grantee, 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: 5-18-07

Mark S. Grell
Mark S. Grell (Grantor)

Lisa R. Grell
Lisa R. Grell (Grantor)

STATE OF Iowa, Polk COUNTY, ss:

On this 18 day of May, 2007 before me, the undersigned, a Notary Public in and for said State, personally appeared Mark S. Grell and Lisa R. Grell, husband and wife, 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.



C. Terry Anderson
Notary Public