

REAL ESTATE TRANSFER
TAX PAID 2
STAMP #
\$ 151.20
Michelle Utoler
RECORDER
11-2-98 Madison
DATE COUNTY

REC'D 5.00
ADD'S 5.00
FEE'S 1.00

FILED NO. 1849
BOOK 139 PAGE 749
98 NOV -2 AM 10:25
MICHELLE UTOLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
COMPARED

Return to Jimmy Miller at PO Box 93332 Des Moines, Iowa 50393
Preparer Information Roberta M. Anderson, 119 Second Street NW, Mason City, (515) 423-4935

Individual's Name Street Address City Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of One (\$1.00)
Dollar(s) and other valuable consideration,
Patrick A. Janssen, a single person

do hereby Convey to
Jimmy E. Miller and Laurel Scholten, husband and wife,

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

A tract of land described as follows, to-wit: Commencing at the Northwest corner of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section Five (5), in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence South 648 feet along the West line of said Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4), thence South 90 degrees 00 minutes East 747 feet, thence North 04 degrees 44 minutes East 660 feet to the North line of said Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4), thence South 89 degrees 18 minutes West 801.6 feet to the point of beginning, containing 11.60 acres including 2.05 acres of county road right of way

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

Dated: October 26, 1998

CERRO GORDO COUNTY, SS:

On this 26th day of October,
19 98, before me, the undersigned, a Notary Public in and for said State, personally appeared Patrick A. Janssen, a single person,

Patrick A. Janssen
Patrick A. Janssen (Grantor)

(Grantor)

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)

Rita R. Muniz
Rita R. Muniz Notary Public

(Grantor)

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

