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MICHELLE UTSLET
RECORDER
MADISON COUNTY, IOWA

Preparer Information Lewis H. Jordan, P.O. Box 230, Winterset, (515) 462-3731
Individual's Name Street Address City Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of TWENTY-FIVE THOUSAND (\$25,000.00) Dollar(s) and other valuable consideration,
Rodney L. Maxson and Waunita Maxson, Husband and Wife,

do hereby Convey to
Joseph Dale Carney and Judy Kay Carney

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

Lots Five (5) and Six (6) in Block Four (4) of Guiberson's Addition to the Town of Winterset, Madison County, Iowa.

This Deed is given in fulfillment of a Real Estate Contract dated June 19, 1995, and filed for record July 3, 1995, at Deed Record 60, Page 329, in the office of the Madison County Recorder

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 22, 1998

SS: MADISON COUNTY,

On this 29 day of October, 19 98, before me, the undersigned, a Notary Public in and for said State, personally appeared Rodney L. Maxson and Waunita Maxson

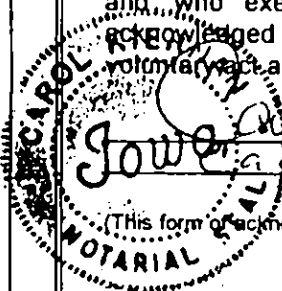
Rodney Maxson
Rodney L. Maxson (Grantor)

Waunita Maxson
Waunita Maxson (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)

(Grantor)



Carol Kierman
Notary Public

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