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FILED NO. 1889  
BOOK 139 PAGE 751  
98 NOV -4 AM 11: 08

MICHELLE UTSELL  
RECORDER  
MADISON COUNTY, IOWA

ACCS 10.00  
ADDS 10.00  
TOTAL 20.00

Return to: David L. Phillips, 2100 Westown Parkway, Suite 210, West Des Moines, IA 50265

Space above for use by recorder

## QUIT CLAIM DEED

For the consideration of \$1.00 Dollar and other valuable consideration, Pine River State Bank, a Minnesota Corporation, (Grantor) does hereby Quit Claim to J.S. Living Trust, (Grantee) all right, title, estate, claim and demand in the following described real estate in Madison County, Iowa:

The East 35 acres of the Southeast Quarter (SE $\frac{1}{4}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ); the South 8 $\frac{1}{2}$  rods of the East 9 and 35/85 rods of the Northeast Quarter (NE $\frac{1}{4}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ); and a tract commencing at the Northeast corner of the Southeast Quarter (SE $\frac{1}{4}$ ), running thence South 57.69 rods to center of Clanton Creek, thence down the center channel of said Creek to the North line of said tract, thence East 9 rods to the place of beginning; all in Section Twenty-nine (29); and the West 9 rods of the South 4 rods, 7 feet and 4 inches of the Northwest Quarter (NW $\frac{1}{4}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ); the South Half (S $\frac{1}{2}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ); and the North Half (N $\frac{1}{2}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ); of Section Twenty-eight (28); all in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5<sup>th</sup> P.M., Madison County, Iowa; excepting the right of way of Chicago, Great Western Railroad Company and excepting a tract conveyed to Madison County, Iowa, described as commencing at the Northwest corner of the Southwest Quarter (SW $\frac{1}{4}$ ) of Section 28, thence South 34 rods, thence southwesterly 26 $\frac{1}{2}$  rods, thence East 40 rods, thence Northwesterly to a point 34 rods South of the point of beginning; except approximately 61 acres lying Southeast of the Railroad and South of Clanton Creek in the South Half of the Northwest Quarter and North Half of the Southwest Quarter of Section 28.

NOTE: This deed is given to clear outstanding interests assigned to Pine River State Bank. The consideration for this deed is less than \$500.01, and therefore is exempt from the transfer tax.

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 plural number, and as masculine or feminine gender, according to the context.

Dated: 10-20, 1998

PINE RIVER STATE BANK, Grantor

John Zaffke  
By: John Zaffke, President

State of Minnesota )  
County of Cass ) ss.

On this 20th day of October, 1998, before me the undersigned, a Notary Public in and for said County and State personally appeared John Zaffke, to me personally known, who being by me duly sworn did say that he is the President of said corporation; that (no seal has been procured by the said)(the seal affixed thereto is the seal of said) corporation; that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors; and that the said John Zaffke as such officer, acknowledged that he executed the same as the voluntary act and deed of said corporation, by it and by them voluntarily executed.

Lynn M. Daudt  
Notary Public

