

3 THE IOWA STATE BAR ASSOCIATION Official Form No. 101 FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

REAL ESTATE TRANSFER TAX PAID 36 STAMP # 20 \$ 359 Michelle Utsler RECORDER 3-19-99 Madison COUNTY DATE / COUNTY

COMPUTER [checked] RECORDED [checked] COMPARED [checked] REC \$ 5.00 AUD \$ 5.00 R.M.F. \$ 1.00

FILED NO. 3804 BOOK 141 PAGE 246 99 MAR 19 AM 9:00 MICHELLE UTSLER RECORDER MADISON COUNTY, IOWA

Preparer Information David Wetsch, 974 - 73rd Street, Suite 20, Des Moines IA 50312 (515) 223-6000 Individual's Name Street Address City Phone

225,000

WARRANTY DEED

SPACE ABOVE THIS LINE FOR RECORDER

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, Brad Sweeney and Becky Sweeney, husband and wife,

do hereby Convey to W.A.K. Revocable Trust,

the following described real estate in Madison County, Iowa:

The South Half (S 1/2) of the Northwest Quarter (NW 1/4) except cemetery site of One-half (1/2) acre off the East side of the South Eleven (11) acres of the Southwest Quarter (SW 1/4) of said Northwest Quarter (NW 1/4); and the Southwest Quarter (SW 1/4); and the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4), Section Two (2), Township 74 North, Range 26, West of the 5th P.M., Madison County, Iowa;

containing 280 acres, more or less, together with all improvements thereon, all easements, right-of-way and appurtenances thereto, and all of Sellers' rights, title and interest in all public ways adjoining the property.

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: March 18, 1999

Jack F. GADISON COUNTY, ss: On this 18 day of March 1999, before me, the undersigned, a Notary Public in and for said State, personally appeared Brad Sweeney and Becky Sweeney, husband and wife,

Brad Sweeney (Grantor)

Becky Sweeney (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.

[Signature] Notary Public

(Grantor)

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