

REAL ESTATE TRANSFER TAX	
TAX \$	44
\$	432.80
<i>Michelle Utsler</i>	
RECORDER	
DATE	10-22-99
COUNTY	Madison

REC \$ 5.00
AUD \$ 5.00
R.M.F. \$ 1.00

FILED NO. 5227
BOOK 141 PAGE 605
99 JUN 22 PM 3: 03

COMPUTER
RECORDED
COMPALED

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information

JOHN E. CASPER 223 E. COURT AVENUE, P.O. BOX 67
Individual's Name Street Address

WINTERSET, IOWA 50273-0067 (515) 462-4912
City Phone



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of TWO HUNDRED SEVENTY-ONE THOUSAND AND NO/100 (\$271,000.00) -----
Dollar(s) and other valuable consideration,
SCOTT E. PALMER and KIMBERLY J. PALMER, husband and wife,

do hereby Convey to
W. A. KRAUSE REVOCABLE TRUST

the following described real estate in MADISON County, Iowa:

The Northwest Quarter (1/4) and the South Half (1/2) of the Northeast Quarter (1/4) of Section Thirteen (13) in Township Seventy-Four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, EXCEPT that part of the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Thirteen (13), Township Seventy-four (74) North, Range Twenty-six (26), West of the Fifth Principal Meridian, Madison County, Iowa, described as follows: Commencing at the Northwest Corner of said Section Thirteen (13), thence on an assumed bearing of South 02°16'50" East along the West line of the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirteen (13) a distance of 367.06 feet to the Point of Beginning, thence North 83°47'51" East 306.57 feet; thence South 03°55'50" East 485.50 feet; thence South 86°09'18" West 319.95 feet to the West line of said Northwest Quarter (1/4) of the Northwest Quarter (1/4); thence North 02°16'50" West along said West line 473.07 feet to the Point of Beginning. Said tract contains 3.44 acres and is subject to a Madison County Highway Easement over the Northwesterly 0.09 acres thereof.

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 distributiv 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: JUNE 11, 1999

On this 11 day of JUNE 19 99, before me, the undersigned, a Notary Public in and for said State, personally appeared SCOTT E. PALMER and KIMBERLY J. PALMER

SS:

Scott E. Palmer
SCOTT E. PALMER (Grantor)

Kimberly J. Palmer
KIMBERLY J. PALMER (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.

Connie Harvey
CONNIE HARVEY
Notary Public

(Grantor)

(Grantor)

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

