

THE IOWA STATE BAR ASSOCIATION
Official Form No. 102

LEONARD M. FLANDER ISBA # 000001612

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

REC \$ 10.00
AUD \$ 5.00
R.M.F. \$ 1.00

COMPUTER
RECORDED
COMPARED

REAL ESTATE TRANSFER
TAX PAID 30
STAMP 68
\$ 104.98
RECORDER [Signature]
DATE 8-20-99 COUNTY Madison

FILED NO. 000763

BOOK 63 PAGE 348

99 AUG 20 PM 3: 27

MICHELLE UTSEER
RECORDER
MADISON COUNTY, IOWA

Preparer Information LEONARD M. FLANDER, 223 EAST COURT AVENUE, P.O. BOX 67, WINTERSET, IA 50273-0067 (515) 462-4912
Individual's Name Street Address City Phone



WARRANTY DEED
(Several Grantors)

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Sixty-four Thousand and no/100 Dollar(s) and other valuable consideration,
MISAN PARTNERSHIP; TYER BROS., LTD.

do hereby Convey to
GREG SHAHAN AND JEFF SHAHAN, AS TENANTS IN COMMON

the following described real estate in MADISON County, Iowa:

WEST TWENTY-THREE (23) FEET OF LOT FOUR (4), BLOCK TWENTY-FOUR (24) IN ORIGINAL TOWN OF WINTERSET, MADISON COUNTY, IOWA, EXCEPT THE SOUTH FIFTY-THREE (53) FEET THEREOF.

MISAN PARTNERSHIP IS A PARTNERSHIP HAVING ONLY TWO (2) PARTNERS, TO WIT:
SANDRA TYER AND MICHAEL POMPER

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.

Dated: MAY 14, 1999

MISAN PARTNERSHIP
[Signature]
BY SANDRA TYER, PARTNER (Grantor)

(Grantor)

TYER BROS., LTD. (Grantor)

[Signature]
BY GARY TYER, PRESIDENT (Grantor)

(Grantor)

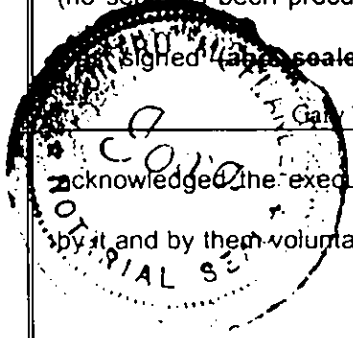
(Grantor)



STATE OF IOWA, COUNTY OF MADISON, ss:

On this 14th day of May, 19 99, before me, the undersigned, a Notary Public in and for the said State, personally appeared Gary Tyer and _____, to me personally known, who being by me duly sworn, did say that he is the President and Sole Stockholder

of the corporation executing the within and foregoing instrument to which this is attached, that (no seal has been procured by the) (~~the seal affixed thereto is the seal of the~~) corporation; that the instrument signed (~~and sealed~~) on behalf of the corporation by authority of its Board of Directors; and that Gary Tyer and _____ as officers acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the corporation, by it and by them voluntarily executed.



Leonard M. Flander

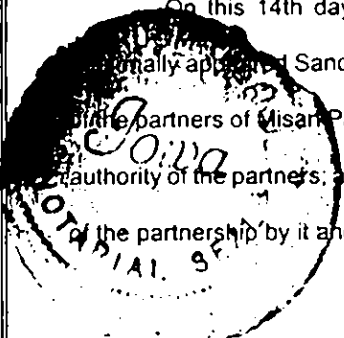
Leonard M. Flander, Notary Public in and for said State.

(Section 558 39, Code of Iowa)

Leonard M. Flander ISBA # 000001612

STATE OF IOWA, COUNTY OF MADISON, ss:

On this 14th day of May, 1999, before me, the undersigned, a Notary Public in and for the said State, personally appeared Sandy Tyer, to me personally known, who being by me duly sworn, did say that the person is one of the partners of Misan Partnership, a partnership, and that the instrument was signed on behalf of the partnership by authority of the partners; and the partner acknowledged the execution of the instrument to be the voluntary act and deed of the partnership by it and by the partner voluntarily executed.



Leonard M. Flander
Leonard M. Flander Notary Public in and for said State.