

4 75,000

REAL ESTATE TRANSFER TAX PAID
14
SUBSID #
\$ 119.00
Michelle M. Staker
RECORDER
9-9-99 Madison
DATE COUNTY

DEED RECORD 141
COMPUTER <input checked="" type="checkbox"/>
RECORDED <input checked="" type="checkbox"/>
COMPARED <input checked="" type="checkbox"/>
REC \$ 10.00
AUD \$ 5.00
R.M.F. \$ 1.00

FILED NO. 001025
 BOOK 141 PAGE 820
 99 SEP -9 PM 2: 24
 MICHELLE M. STAKER
 RECORDER
 MADISON COUNTY, IOWA

Prepared by/return to:
 Jo Kline Cebuhar - Iowa Escrow 3209 Ingersoll - Suite 104 Des Moines, IA 50312 515/274-6565

WARRANTY DEED
(Limited Liability Company)

For the consideration of ONE DOLLAR and other valuable consideration, Terra Tracts, L.L.C., an Iowa limited liability company, does hereby convey to Steve Simmons and Theresa Simmons, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Madison County, Iowa:

See Exhibit A attached hereto for legal description

subject to and together with any and all easements, restrictions, and covenants of record.

The Limited Liability Company hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated.

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: 9/8/99 Terra Tracts, L.L.C., Grantor

William K. Lowry
 William K. Lowry Manager

Scott Oakes
 Scott Oakes Manager

Michael E. Hodge
 Michael E. Hodge Manager

State of Iowa, Johnson County, ss:

On this 8th day of September, 1999, before me, a Notary Public in and for the said State, personally appeared William K. Lowry, Scott Oakes, and Michael E. Hodge, to me personally known, who being by me duly sworn did say that said persons are the Managers of said limited liability company, that (the seal affixed to said instrument is the seal of said) (no seal has been procured by the said) limited liability company and that said instrument was signed (and sealed) on behalf of the said limited liability company by authority of its managers and the said William K. Lowry, Scott Oakes, and Michael E. Hodge, acknowledged the execution of said instrument to be the voluntary act and deed of said limited liability company by it voluntarily executed.

Commission expires: 8-25-2000

Donald R. Whitham
 Notary Public

Exhibit A

Parcel "C", located in the East Half (1/2) of the Southwest Quarter (1/4), the West Half (1/2) of the Southeast Quarter (1/4), and the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-two (22), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, as shown in Plat of Survey filed in Book 3, Page 397 on February 24, 1999 in the Office of the Recorder of Madison County, Iowa

