

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

Gordon K. Darling, Jr. ISBA # 1159

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

REAL ESTATE TRANSFER
TAX PAID 2.3
STAMP # 20
W. C. Yager
RECORDER
12-27-99 Madison
DATE COUNTY

REC- 5-02
AUD- 5-11
R.M.F. # LR

FILED NO. 002368
BOOK 142 PAGE 164
1999 DEC 27 AM 9:42
JENNIFER M. MAXWELL
RECORDER
MADISON COUNTY, IOWA

Preparer Information Gordon K. Darling, Jr., 53 Jefferson Street, Winterset, IA 50273-0088, (515) 462-2442
Individual's Name Street Address City Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Fifteen Thousand and No/100 (\$15,000.00)
Dollar(s) and other valuable consideration,
William C. Yager and Martha A. Yager, Husband and Wife,

do hereby Convey to
Russell Faux and Barbara Faux,

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described
real estate in Madison County, Iowa:

A tract of land in the North Half (1/2) of the Southeast Quarter (1/4) of Section Four (4), in Township
Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, more
particularly described as follows: Commencing at the Center of Section Four (4), in Township
Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa;
thence, along the North line of the Southeast Quarter (1/4) of said Section Four (4), North 90
degrees 00'00" East 452.86 feet to the point of beginning, thence continuing along said North line,
North 90 degrees 00'00" East 1,072.01 feet; thence South 10 degrees 45'58" West 1,105.41 feet
along the westerly right of way line of a county road; thence North 89 degrees 11'05" West 536.15
feet; thence North 16 degrees 59'16" West 1,127.52 feet to the point of beginning, said tract of land
contains 19.969 Acres.

This deed is given in satisfaction of a real estate contract dated November 21, 1990 and recorded
December 7, 1990 at Deed Record 128, Page 308, Madison County, Iowa Recorder's Office.

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: December 22, 1999

MADISON COUNTY, ss.

On this 22nd day of December,
1999, before me, the undersigned, a Notary
Public in and for said State, personally appeared
William C. Yager and Martha A. Yager, Husband
and Wife.

William C. Yager
William C. Yager (Grantor)

Martha A. Yager
Martha A. Yager (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.

Jennifer M. Maxwell
Jennifer M. Maxwell Notary Public

(Grantor)
(Grantor)

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

