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BOOK 138 PAGE 648

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MICHELLE UTSLER
RECORDER
MADISON COUNTY IOWA
319-363-8827

After recording return to
Contract Exchange Corporation
PO Box 8162
Cedar Rapids Iowa 52402

REC: 5 00
AUD: 5 00
R.M.F. \$ 00

Preparer Information
Contract Exchange Corporation PO Box 8162, Cedar Rapids Iowa 52408

WARRANTY DEED

Know All Men By These Presents That
Michael C. Wren and Laura L. Wren, husband and wife

In consideration of the sum One Dollar (\$1 00) and Other Valuable Consideration
In hand paid do hereby Convey unto **Laurette M Schubert, a married person**

The following described real estate, situated in Madison County, Iowa to-wit

The parcel of land described as beginning at the Southwest Corner of Section 18, Township 75 North, Range 27 West of the 5th P M , Madison County, Iowa, thence North 00°06'24" 1314.73 feet along the West line of the SW FR. ¼ of said Section 18; thence North 89°25'49" E 747 80 feet; thence South 42°43'45" E 66 40 feet, thence North 88°13'06" E 695 68 feet to the centerline of a county highway (old Hwy #169), thence South 00°16'58" E. 21.29 feet along the centerline of said county highway, thence Southwesterly 508.33 feet along a 955 feet radius curve concave westerly having a 502 39 feet long chord bearing South 14°58'02" W; thence South 30° 13' 02" W 877.70 feet to point on the South line of the SW Fr. ¼ of said Section 18, thence Southwesterly 435 00 feet along a 955 feet radius curve concave easterly having a 431 28 feet long chord bearing South 17° 10' 02" W, thence South 4°07'02" W. 156.19 feet; thence North 64°24'06" W 430 00 feet, thence North 58°49'17" W 299 74 feet; thence North 78° 27' 23" W 132 26 feet to the West line of the NW Fr ¼ of Section 19, Township 75 North, Range 27 West of the 5th P M , Madison County, Iowa, thence North 00°39'06" W. 180 49 feet along the West line of said NW Fr ¼ to the Point of Beginning including county road right-of-way. Note A straight line between the Southwest corner of Section 18, Township 75 North, Range 27 West of the 5th P.M., Madison County, Iowa and the West Quarter Corner of said Section 18 is assumed to bear due North and South, and all that portion of the SE ¼ of the Southwest Fractional Quarter of Section 18, Township 75 North, Range 27 West of the 5th P M., which lies west of the centerline of the county road known as Old Highway No. 169

This deed is an absolute conveyance made in lieu of foreclosure of an existing mortgage


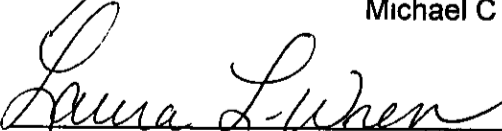
This instrument is exempt from Declaration of Value and Groundwater Hazard statements being a deed in lieu of foreclosure

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple, that they have good and lawful authority to sell and convey the same, that said premises are Free and Clear of all Liens and Encumbrances Whatsoever except as may be above stated, and said grantors Covenant to Warrant and Defend the said premises against the lawful claims of all person whomsoever, except as may be above stated

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the described premises

Words and phrases herein including acknowledgement hereof shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context

Signed this 3 day of March, 1998


Michael C Wren

Laura L Wren

State of Iowa , ^{Madison}~~Lin~~ County, ss

On this 3 day of March, 1998 Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Michael C Wren and Laura L Wren, husband and wife, to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed

Robert Weeks

Notary Public in and for said County and said State

My Comm. Ex. 10/8/00