

IOWA STATE BAR ASSOCIATION
Official Form No 101

ISBA# 04132 Jerrold Oliver
Jordan Oliver & Walters P C

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

COMPUTER
RECORDED
COMPARED

REC \$ 15.00
AUDS 5.00
RMF \$ 1.00

REAL ESTATE TRANSFER
TAX PAID 37
STAMP #
\$ 31.20
W. J. Miller
RECORDER
3-13-98 Madison
DATE COUNTY

FILED NO- 3450

BOOK 138 PAGE 695

98 MAR 13 PM 3:33

MICHELLE UTSLER
RECORDER
MADISON COUNTY IOWA

Preparer Information G. Stephen Walters
Individual's Name

P O BOX 230
Street Address

Winterset IA
City

515-462-3731
Phone



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Nineteen Thousand Five Hundred Seventy-five
Dollar(s) and other valuable consideration,
Harvey E. Florer and Hildreth N. Florer, as Trustees of the Harvey
E. Florer Trust, dated February 13, 1992, and as Trustees of the
Hildreth N. Florer Trust, dated, February 13, 1992,
do hereby Convey to
Michael R Vivone

the following described real estate in Madison County, Iowa
Parcel "B", located in the Southwest Quarter (1/4) of the Southwest
Quarter (1/4) of Section Thirty-three (33), Township Seventy-seven
(77) North, Range Twenty-seven (27) West of the 5th P.M., Madison
County, Iowa, except the North 533 feet of the said Parcel "B" and
except the East 20 feet of the remainder of Parcel "B", which would
also be described as the East 20 feet of the South 785.90 feet of
Parcel "B".

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 _____, Dated January 13, 1998
_____ COUNTY, SS

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for said State, personally appeared
_____ TRUSTEES OF THE HARVEY E FLORER TRUST AND
HILDRETH N FLORER TRUST DATED _____ (Grantor)
FEBRUARY 13, 1992

By Harvey E. Florer
Harvey E. Florer (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

Hildreth N. Florer
Hildreth N. Florer (Grantor)

Notary Public

(Grantor)

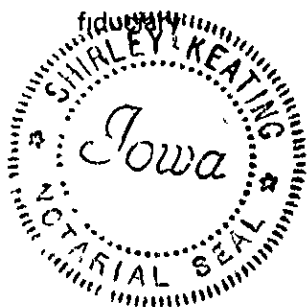
(This form of acknowledgment for individual grantor(s) only)

THE IOWA STATE BAR ASSOCIATION
Official Form No. 186

ISBA# 05813 Jordan Oliver & Walters P.O. Box 230
Winterset IA 50273 Ph 515 462 3731

STATE OF IOWA , COUNTY OF MADISON , ss

On this 13 day of January , 19 98 , before me, the undersigned, a Notary Public in and for the said State, personally appeared Harvey E. Florer to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the



Shirley Keating

_____, Notary Public in and for said State

(Section 558.39 Code of Iowa)

Acknowledgment For use in the case of an individual fiduciary

STATE OF Iowa , COUNTY OF Madison , ss

On this 13 day of January , 1998 , before me, the undersigned, a Notary Public in and for the said State, personally appeared Hildreth N. Florer to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the

fiduciary



Shirley Keating

_____, Notary Public in and for said State

(Section 558.39 Code of Iowa)

Acknowledgment For use in the case of an individual fiduciary