

THE IOWA STATE BAR ASSOCIATION
Official Form No 103

ISBA# 00454

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM CONSULT YOUR LAWYERREC 10th
AUD 5th
R.M.F. 1st

FILED NO 3499

BOOK 138 PAGE 710

98 MAR 16 PM 3:52

COMPUTER ☒RECORDED ☒COMPARED ☒MICHELLE UGLE
RECORDERPreparer
InformationSamuel H. Braland
Individual's NameP.O. Box 370
Street AddressEarlham, IA 50072
CityYADISON 50072
PhoneSPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of ---One
Dollar(s) and other valuable consideration,
BYRON C. DeVRIES and BETH ANN DeVRIES, husband and wife,do hereby Convey to
BYRON C. DeVRIES and BETH ANN DeVRIES, 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, IowaFor the legal description, see Exhibit "A" attached hereto and by this reference
incorporated herein.This is a conveyance between spouses; therefore, this transfer is exempt from
the Iowa real estate transfer tax and declaration of value and groundwater
hazard statement filing requirements.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 estateWords 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, ss

Dated February 2, 1998

MADISON COUNTY,

On this 2nd day of February, 1998, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Byron C. DeVries and Beth Ann DeVriesByron C DeVries
(Byron C. DeVries) (Grantor)Beth Ann DeVries
(Beth Ann DeVries) (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.Susan Clark
(Susan Clark)

Notary Public

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

(Grantor)

EXHIBIT "A"

That part of the West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) and of the East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Two (2), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P. M., Madison County, Iowa, described as follows: Beginning at the Northwest corner of the East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of said Section Two (2), thence East 375.8 feet along the Quarter Section line to the point of intersection with the South line of the Chicago, Rock Island & Pacific Railroad right-of-way, thence South $82^{\circ} 59' 45''$ East, 2267.9 feet along said right-of-way line to the point of intersection with the East line of the West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) of said Section Two (2); thence South, $00^{\circ} 10' 30''$ West, 99.6 feet along said East line; thence North, $86^{\circ} 56'$ West, 528.6 feet; thence South, $89^{\circ} 33'$ West, 1483 feet; thence South $04^{\circ} 54'$ East, 37.9 feet; thence South, $89^{\circ} 36'$ West, 620 feet to the West line of the East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$) of said Section Two (2); thence North, $00^{\circ} 09'$ East, 401.6 feet to the point of beginning, and containing 14.93 acres, more or less; and beginning at a point on the South line of Section Two (2), 836.4 feet East of the Southwest corner of the said East Half ($\frac{1}{2}$) of the Southwest Quarter ($\frac{1}{4}$); proceed North, $62^{\circ} 48'$ East, 837 feet; thence North, $47^{\circ} 48'$ East, 322 feet; thence North, $06^{\circ} 11'$ West, 494 feet; thence North, $87^{\circ} 05'$ East, 295.1 feet; thence North, $39^{\circ} 19'$ East 61.6 feet; thence North, $00^{\circ} 17'$ East 1132.8 feet; thence South, $86^{\circ} 56'$ East, 528.6 feet to a point on the East line of said West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$); thence South $00^{\circ} 10' 30''$ West, 2258.4 feet to the Southeast corner of said West Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$); thence North, $89^{\circ} 57'$ West, 1790 feet to the point of beginning, and containing 40.95 acres, more or less,