

REC \$ 10.00

AUD \$ 5.00

S.M.F. \$ 1.00

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98 MAY 22 PM 3:47

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, Iowa 50273, (515) 462-3731

Individual's Name

Street Address

City

Phone



SPECIAL WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of THIRTEEN THOUSAND FIVE HUNDRED

Dollar(s) and other valuable consideration,
WINTERSET COMMUNITY SCHOOL DISTRICT,

do hereby Convey to
H & H INVESTMENTS PARTNERSHIP,

the following described real estate in Madison County, Iowa:

The North 26'4" of the S 1/2 of Lot 1, and the E 22' of the North 26'4" of the S 1/2 of Lot 2, Block 17 of the Original Town of Winterset, Madison County, Iowa

No transfer tax is due from Grantor, pursuant to the provisions of Iowa Code Section 428A.2(6).

Grantors do Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under them, 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: May 21, 1998

COUNTY, SS:

WINTERSET COMMUNITY SCHOOL DISTRICT

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for said State, personally appeared

By Connie Kinser
Connie Kinser, President of the Board (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.

Stephen Weisauer
Stephen Weisauer, Secretary of the Board (Grantor)

Notary Public

(Grantor)

(Grantor)

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

IOWA STATE BAR ASSOCIATION
Official Form No. 182

Jerrold B. Oliver ISBA # 04132

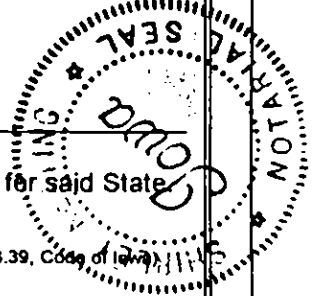
FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER



STATE OF IOWA, COUNTY OF MADISON, ss:

On this 21 day of May, 1998, before me, the undersigned, a Notary Public in and for the said State, personally appeared Connie Kinscr and Stephen Wetlaufer, to me personally known, who being by me duly sworn, did say that they are the President of the Board of Directors and Secretary of the Board of Directors, respectively, of the corporation executing the within and foregoing instrument to which this is attached, that (no seal has been procured by the) (the seal affixed thereto is the seal of the) corporation; that the instrument was signed (and sealed) on behalf of the corporation by authority of its Board of Directors; and that Connie Kinscr and Stephen Wetlaufer as officers acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the corporation, by it and by them voluntarily executed.

Shirley Keating
Shirley Keating, Notary Public in and for said State



(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of corporations