

ORIGINAL

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 101

Lewis H. Jordan ISBA # 02714

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

REC \$ 3.00  
AUD \$ 3.00  
R.M.F. \$ 1.00

COMPUTER   
RECORDED   
COMPARED

REAL ESTATE TRANSFER  
TAX PAID 2  
STAMP  
\$ 100.00  
MICHELLE UTSLER  
RECORDER  
6-1-98  
MADISON COUNTY

FILED NO. 5001

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MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

Preparer Information Lewis H. Jordan, P.O. Box 230, Winterset, (515) 462-3731

Individual's Name

Street Address

City

Phone



WARRANTY DEED

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of SIXTY-THREE THOUSAND (\$63,000.00) Dollar(s) and other valuable consideration,

Robert E. Lathrum and Cora M. Lathrum, Husband and Wife,

do hereby Convey to  
LANCO, INC.

the following described real estate in MADISON County, Iowa:

The West Half (W 1/2) of the Southwest Quarter (SW 1/4) of Section Thirty-six (36), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, EXCEPT the following-described tracts: Parcel "A" located in the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 36, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Northeast corner of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 36, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa; thence South 85 degrees 06 minutes 24 seconds west along an existing fenceline which is the north line of the Northwest Quarter of the Southwest Quarter of said Section 36, 628.50 feet; thence south 0 degrees 14 minutes 28 seconds East, 329.98 feet; thence North 88 degrees 20 minutes 59 seconds East, 626.62 feet to a point on the east line of the northwest Quarter of the Southwest Quarter of said Section 36; thence North 0 degrees 14 minutes 31 seconds west along the east line of the Northwest Quarter of the Southwest Quarter of said Section 36, 365.54 feet to the Point of Beginning. Said Parcel contains 5.001 acres, including 0.276 acres of County Road right-of-way; And, Parcel "B" located in the Northwest Quarter of the Southwest Quarter of Section 36, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the northeast corner of the Northwest Quarter of the Southwest Quarter of Section 36, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa; thence South 0 degrees 14 minutes 28 seconds East along the East line of the Northwest Quarter of the Southwest Quarter of said Section 36, 365.54 feet to the Point of Beginning; thence South 0 degrees 14 minutes 28 seconds east along the east line of the Northwest Quarter of the Southwest Quarter of said Section 36, 432.44 feet; thence South 88 degrees 20 minutes 59 seconds West along an existing fenceline, 504.00 feet; thence North 0 degrees 14 minutes 28 seconds West, 432.44 feet; thence North 88 degrees 20 minutes 59 seconds East, 504.00 feet to the Point of Beginning. Said Parcel contains 5.002 acres, including 0.328 acres of County Road right-of-way.

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 distributiv 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: May 29, 1998

SS:

MADISON COUNTY,  
On this 5 day of 31  
19 , before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
Robert E. Lathrum and Cora M. Lathrum

Robert E. Lathrum  
Robert E. Lathrum (Grantor)

Cora M. Lathrum  
Cora M. Lathrum (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.

Larry D. Watts  
Notary Public

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

