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MICHELLE UTZLEIN
RECORDER
MADISON COUNTY IOWA

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

Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of SIXTY-SEVEN THOUSAND
Dollar(s) and other valuable consideration,
GREGORY CRISWELL and TRISHA CRISWELL,

do hereby Convey to
MARVIN EUGENE SCADDEN, JR and CAROL JEAN SCADDEN,

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa

That part of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) and the Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4) of Section Two (2), Township Seventy-six (76) North, Range Twenty-seven (27) West of the Fifth Principal Meridian, Madison County, Iowa, described as follows Beginning at the northeast corner of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of said Section Two (2), thence on an assumed bearing North 89 degrees 48'06" East along the north line of the Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4) of said Section Two (2) a distance of 203 46 feet, thence South 04 degrees 47'12" West 70 25 feet, thence South 12 degrees 16'22" West 299 11 feet, thence South 55 degrees 01'03" West 243 70 feet, thence South 00 degrees 00'12" West 340 75 feet, thence South 26 degrees 23'58" West 150 10 feet, thence North 87 degrees 00'40" West 231 28 feet, thence North 87 degrees 44'27" West 71 07 feet, thence North 00 degrees 00'00" West 964 10 feet to the north line of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4), thence South 89 degrees 40'27" East along said north line 434 40 feet to the northeast corner of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of said Section Two (2) and the point of beginning Said tract contains 10 43 acres and is subject to Madison County Highway Easement over the northerly 0 48 acres thereof



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 IOWA Dated 3/24/98

MADISON COUNTY, SS

On this 24th day of March, 1998, before me, the undersigned, a Notary Public in and for said State, personally appeared Gregory Criswell and Trisha Criswell

Gregory Criswell (Grantor)

Trisha Criswell (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

Robert C. Duff

Notary Public

(This form of acknowledgment for individual grantors only)

