

39,500

THE IOWA STATE BAR ASSOCIATION
Official Form No. 104

ISBA# 01398

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

REC \$ 5.00
AUD \$ 5.00
R.M.F. \$ 1.00

REAL ESTATE TRANSFER
TAX PAID 35
STAMP #
\$ 50.00
MICHELLE UTSLER
RECORDER
5-14-98
MADISON COUNTY

FILED NO. 4486

BOOK 139 PAGE 97

98 MAY 14 PM 2:34

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
COMPARED

Preparer Information P. F. Elgin P. O. Box 215 Indianola, IA 50125
Individual's Name Street Address City Phone



**WARRANTY DEED
(CORPORATE GRANTOR)**

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of one Dollar(s) and other valuable consideration,
Magna Bank f/k/a Peoples Trust and Savings Bank
a corporation organized and existing under the laws of
Iowa

does hereby Convey to
Timothy E. Weil

the following described real estate in Madison County, Iowa:

The South Half (1/2) of the Southwest Quarter (1/4) of Section Ten (10),
in Township Seventy-four (74) North, Range Twenty-six (26) West of the
5th P.M., Madison County, Iowa, EXCEPT a tract commencing at the
Northwest corner of said South Half (1/2) of the Southwest Quarter (1/4),
running thence East 441 feet, thence South 353 feet, thence West 415
feet, thence North 357 feet to the point of beginning.



This deed is given in fulfillment of a contract of sale recorded in
Book 123, Page 228 Office of the Recorder of Madison County and
warranties herein contained extend to the date of said contract only.

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real
estate by title in fee simple; that it has 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 it
covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may
be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or
plural number, according to the context.

Magna Bank f/k/a Peoples Trust and
Savings Bank

By Mark T. Matlage
Mark T. Matlage, Vice Pres Title

By _____
Title



Dated April 10th, 1998

IOWA, WARREN COUNTY, ss:
On this 10 day of April, 1998 before me, the undersigned, a Notary
Public in and for said State, personally appeared Mark T. Matlage
and _____ to me personally known, who being by me

duly sworn, did say that they are the Vice President

and _____, respectively, of said corporation;
that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation that
said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of
Directors; and that the said Mark T. Matlage and

_____ as such officers, acknowledged the execution
of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily
executed.



[Signature]
Notary Public