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2709 FILED NO
BOOK 138 PAGE 431
98 JAN 26 PM 4: 05
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Jerrold B. Oliver P O. Box 230 Winterset 462-3731
Individual's Name Street Address City Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of TWENTY-EIGHT THOUSAND ----- (\$28,000)
Dollar(s) and other valuable consideration,
LARRY DALE FAUX and SHERYL ANN FAUX, Husband and Wife,

do hereby Convey to
KEITH P. WINEY and DIANE WINEY,

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

Parcel "A" located in the Northeast Quarter of the Northeast Quarter of Section 19, Township 76 North, Range 26 West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows Beginning at the Northeast Corner of Section 19, T76N, R26W of the 5th P M, Madison County, Iowa, thence, along the East line of the NE 1/4 of the NE 1/4 of said Section 19, South 00°00'00" 782 54 feet, thence South 89°54'20" West 863 16 feet, thence North 01°53'50" West 329 77 feet, thence North 84°35'11" East 23 99 feet, thence North 11°14'42" East 187 76 feet, thence North 09°57'02" West 90 86 feet, thence North 11°09'48" East 95 71 feet to the North line of said NE 1/4 of the NE 1/4, thence along said North line, North 84°02'44" East 815 16 feet to the Point of Beginning Said Parcel "A" contains 14 362 acres including 0 592 acres of county road right of way

This Deed is given to correct the legal description contained in the Warranty Deed recorded in book 128, page 793 of the Recorder's office of Madison County, Iowa, filed on July 10, 1991

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 Jan 22, 1998

MADISON COUNTY, ss
On this 22 day of Jan, 19 98, before me, the undersigned, a Notary Public in and for said State, personally appeared Larry Dale Faux and Sheryl Ann Faux

Larry Dale Faux (Grantor)
Sheryl Ann Faux (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

Jerrold B. Oliver
Notary Public (Grantor)

(This form of acknowledgment of the individual)