

REAL ESTATE TRANSFER
TAX PAID <u>26</u>
STAMP #
\$ <u>111.20</u>
<u>Michelle Utaler</u>
RECORDER
<u>1-20-95</u> <u>Madison</u>
DATE COUNTY

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

FILED NO. 1867

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95 JAN 20 AM 10:40

COMPUTER
RECORDED
COMPARED

MICHELLE UTALER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED - JOINT TENANCY

For the consideration of SEVENTY THOUSAND AND NO/100-----(\$70,000.00)
Dollar(s) and other valuable consideration,
VELMA L. WEEKS, Single,

do hereby Convey to
LARRY B. ZEUTENHORST and KARLA J. ZEUTENHORST

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 Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of Section Nine (9), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the West Quarter (¼) corner of Section Nine (9), Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; thence, along the North line of the Southwest Quarter (SW¼) of said Section Nine (9), North 90°00'00" East 154.90 feet to the Point of Beginning; thence, continuing along said North line, North 90°00'00" East 374.90 feet; thence South 18°02'00" East 168.84 feet; thence South 66°23'59" East 59.97 feet; thence South 89°08'00" East 175.39 feet; thence South 52°18'23" East 97.69 feet; thence South 19°43'30" East 374.05 feet; thence South 36°50'00" East 164.04 feet; thence South 73°17'04" East 129.87 feet; thence South 25°04'05" West 300.23 feet; thence North 80°39'07" West 316.95 feet; thence South 08°16'23" East 165.34 feet; thence North 88°24'15" West 175.82 feet; thence North 18°26'58" West 726.65 feet; thence North 45°18'57" West 66.66 feet; thence North 23°52'13" West 159.33 feet; thence North 03°27'53" West 94.91 feet; thence North 55°32'44" West 174.98 feet; thence North 00°00'00" East 71.27 feet to the Point of Beginning. Said Parcel "A" contains 13.295 acres, including 1.195 acres of county road right of way.

Grantor retains an easement over, under and across the above-described real estate for a well and driveway located on said real estate. Said easement shall terminate and expire at the time Grantor sells her remaining land located adjacent to the above-described real estate.

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,
ss:
MADISON COUNTY,

Dated: January 19, 1995

On this 19th day of January,
19 95, before me, the undersigned, a Notary Public in and for said State, personally appeared Velma L. Weeks

Velma L. Weeks
Velma L. Weeks (Grantor)

(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.

(Grantor)

George J. Brown
Notary Public

(Grantor)

(This deed is acknowledged by individual grantor(s) only)



DEED RECORD 133

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