

ORIGINAL

REAL ESTATE TRANSFER
TAX PAID 33
STAMP #
\$ 29.60
Michelle Utzler
RECORDER
4-27-95 Madison
DATE COUNTY

✓
✓
✓
COMPLETED

FILED NO. 2763

BOOK 134 PAGE 283

95 APR 27 PM 3:26

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

MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of Eighteen-thousand Five-hundred Twenty (\$18,520.00)
Dollar(s) and other valuable consideration,
Cyrus W. Schoonmaker, an unmarried person

do hereby Convey to

Hill Family Trust, Dated 11/7/90, Edwin D. Hill and Nancy L. Hill,
Trustees

the following described real estate in Madison County, Iowa:

The Northwest Quarter (1/4) of the Southwest Quarter (1/4) of
Section Three (3) in Township Seventy-five (75) North, of Range
Twenty-nine (29) West of the 5th P.M., in and forming a part of
Madison County, Iowa.

This Deed is given subject to the Easement granted to Donald T.
Crawford and Helen Crawford filed for record 3/7/91 at Deed
Record 127, Page 450.

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 WYOMING

Dated: April 21, 1995

FLATTE COUNTY, SS:
On this 21 day of APRIL,
19 95, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Cyrus W. Schoonmaker

Cyrus W. Schoonmaker
Cyrus W. Schoonmaker (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)

Glen Gorman
Glen Gorman Notary Public
My commission expires March 4, 1999
(This form of acknowledgment for individual grantor(s) only)

(Grantor)