

**WARRANTY DEED**

For consideration of Twenty Two Thousand Dollars (\$22,000) in hand paid, DONALD OVERTON AND LUANN OVERTON, husband and wife, Grantors, hereby convey and warrant unto UNITED STATES CELLULAR OPERATING COMPANY - DES MOINES, an Iowa corporation, Grantee, the following described real property:

PARCEL "A" LOCATED IN THE NW 1/4 OF THE NE 1/4 AND IN THE NE 1/4 OF THE NE 1/4 OF SECTION 24, T75N, R26W OF THE 5TH PRINCIPAL MERIDIAN, MADISON COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SW CORNER OF THE NW 1/4 OF THE NE 1/4 OF SAID SECTION 24; THENCE, ALONG THE SOUTH LINE OF SAID NW 1/4 OF THE NE 1/4, N 83°39'00" E 1004.31 FEET; THENCE N 05°18'00" W 45.42 FEET TO THE POINT OF BEGINNING AT THE CENTERLINE OF A COUNTY ROAD; THENCE, ALONG SAID CENTERLINE, S 84°42'00" W 35.00 FEET; THENCE N 05°18'00" W 535.84 FEET; THENCE N 84°42'00" E 35.00 FEET; THENCE N 05°18'00" W 225.00 FEET; THENCE N 84°42'00" E 160.00 FEET; THENCE N 05°18'00" W 75.00 FEET; THENCE N 84°42'00" E 260.00 FEET; THENCE S 05°18'00" E 365.00 FEET TO THE NORTH LINE OF THE CITY OF ST. CHARLES LAGOON PROPERTY; THENCE ALONG SAID NORTH LINE, S 84°42'00" W 420.00 FEET TO THE NW CORNER OF SAID LAGOON PROPERTY; THENCE, ALONG THE WEST LINE OF SAID LAGOON PROPERTY, S 05°18'00" E 470.84 FEET TO THE POINT OF BEGINNING. CONTAINING 3.674 ACRES, INCLUDING 0.027 ACRES OF COUNTY ROAD RIGHT OF WAY.

Grantees agree to maintain all terraces now located on said real estate.

Together with all hereditaments and appurtenances belonging thereto, to have and to hold, forever, in fee simple absolute.

Witness our signatures this 24 day of July, 1995.

*Donald J. Overton*  
Donald Overton

*Luann M. Overton*  
Luann Overton

REAL ESTATE TRANSFER TAX \$ 25  
\$ 3440  
*Michelle Utzler*  
RECORDER  
8-17-95 Madison  
DATE COUNTY

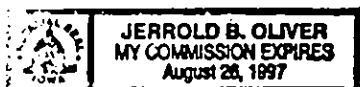
REC \$10.00  
AMT. 5.00  
R.M.F. \$ 1.00  
COMPUTER   
RECORDED   
COMPARED

FILED NO. 432  
BOOK 134 PAGE 633  
95 AUG 17 AM 10:06  
MICHELLE UTZLER  
RECORDER  
MADISON COUNTY, IOWA

State of Iowa )  
County of Madison )

I, the undersigned, a notary public for the State and County aforesaid, do hereby certify that DONALD OVERTON AND LUANN OVERTON, known to me to be the same persons who executed to foregoing Warranty Deed, appeared before me this day in person and severally acknowledged that they signed the said Warranty Deed as their free and voluntary act for the uses and purposes therein stated.

Given under my hand and seal this 24 day of July, 1995.



Jerrold B. Oliver  
Notary Public

Prepared by and when recorded please return to: United States Cellular Corporation, Real Estate Dept., 8410 W. Bryn Mawr, Suite 700, Chicago, IL 60631

Mail tax bills to: USCC, P.O. Box 31369, Chicago, IL 60631-0369

