FILED NO.

95 OCT -2 AM 9: 51

MICHELLE UTBLEE RECORDER

MADISON COUNTY, IOWA

QUIT CLAIM AND ASSIGNMENT

For good and valuable consideration, CLARKE COUNTY STATE BANK, an Iowa bank corporation ("Assignor"), does hereby bargain, grant, convey, sell, quit claim and assign unto KENDRA VON GRUENIGEN ("Assignee") the following:

- All of Assignor's right, title and interest in and to the real estate situated in Madison County, Iowa and legally described in Exhibit A attached hereto and by this reference made a part hereof.
- All of Assignor's right, title and interest in and to a certain Real Estate Contract dated August 4, 1995, by and between Clarke County State Bank, as Seller, and Scotty W. Rogers, as Buyer, that pertains to the real estate described in paragraph 1 above. Said Real Estate Contract was recorded August 7, 1995 in Book 134 at Page 599.

Consideration less than \$500 - no transfer fee required.

Dated at Osceola, Iowa this 3154 day of August, 1995.

CLARKE COUNTY STATE BANK

STATE OF IOWA

). ss. COUNTY OF CLARKE

On this  $31^{2^{n}}$ day of August, 1995, before me, the undersigned, a Notary Public in the state of Iowa, personally appeared Anthony Shultz and Amy Lampe, to me personally known, who being by me duly sworn did say that they are the Senior Vice President and Vice President/Cashier, respectively, of Clarke County State Bank, that the seal affixed thereto is the seal of the corporation, that the instrument was signed and sealed on behalf of the corporation by authority of its Board of Directors, and that Anthony Shultz and Amy Lampe as such officers acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the corporation, by it and by them voluntarily executed.

Notary Public in the state of Iowa



EXHIBIT A

and the East Half (12) of the Southeast Quarter (14) of Section Twelve (12), and the North Half (13), all in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, except the state road, and except A parcel of land located in the East Half (1/2) of the Southeast Quarter (14) of Section Twelve (12) in Township 74 North, Range 26 West of the 5th P.M., in Madison County, Iowa, more particularly described as: Commencing at the Northwest corner of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section 12, thence South 07°18'22" West along the West line of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section 12 a distance of 41.90 feet to a 1/2 inch iron pin on the point of beginning and on the South right of way line of county road G-68, thence South 87°42'03" East along the South right of way line of county road G-68 a distance of 167.61 feet to a right of way rail, thence South 82°25'08" East along the South right of way line of county road G-68 a distance of 157.22 feet to a right of way rail, thence South 87°53'44" East along the South right of way line of county road G-68 a distance of 721.20 feet to a 1/2 inch iron pin, thence South 07°18'22" West a distance of 1230.85 feet to a 1/2 inch iron pin, thence North 90°00'00" West a distance of 1050.95 feet to a 1/2 inch iron pin on the Southwest corner of the Northeast Quarter (1/4) of the Southeast Quarter (1/2) of said Section 12, thence North 07°18'22" East along the West line of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section 12 a distance of 1285.24 feet to the point of beginning, containing 30.00 acres subject to any easements of record