

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

ISBA # 04132 Jordan, Oliver & Walters, P.C.
Winterset, Iowa

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

COMPUTER
RECORDED
COMPALED

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

REAL ESTATE TRANSFER
TAX PAID
STAMP
\$ 57.60
RECORDED
4-1-96
DATE
Madison
COUNTY

FILED NO. 2668
BOOK 136 PAGE 128
96 APR -1 PM 2: 29
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information Jerrold B. Oliver P.O. Box 230 Winterset (515) 462-3731
Individual's Name Street Address City Phone



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of THIRTY-SIX THOUSAND FIVE HUNDRED & NO-(\$36,500.00)
Dollar(s) and other valuable consideration,

BLANCHE HOENESS, Single,

do hereby Convey to

MARY ANN BANKS

the following described real estate in Madison County, Iowa:

A tract of land in the Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) of Section
Twenty-seven (27), Township Seventy-six (76) North, Range Twenty-nine (29) West of the
5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the
Southeast Corner of said Section Twenty-seven (27), Township Seventy-six (76) North, Range
Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, thence North 89°23'06" West
762.78 feet along the South line of said Section Twenty-seven (27); thence North 00°00'00"
251.58 feet; thence South 89°23'06" East 762.78 feet to the East line of Section Twenty-seven
(27); thence South 00°00'00" 251.58 feet along said East line to the Point of Beginning. Said
tract of land contains 4.405 acres, including 0.762 acres of Public Road Right of Way.

This deed is given in satisfaction of a Real Estate Contract recorded in Book 125, Page 550
of the Madison County Recorder's Office; therefore, no declaration of value or groundwater
hazard statement is required.

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: March 22, 1996

MADISON COUNTY, SS:

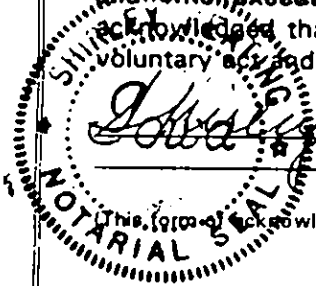
On this 22 day of March 19 96, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Twyla Jackson, to me known to be the
person who executed the foregoing instrument
on behalf of Blanche Hoeness
~~to me known to be the identical persons named in~~
~~and who executed the foregoing instrument and~~
acknowledged that they executed the same as their
voluntary act and deed of said Blanche Hoeness.

Twyla Jackson
Blanche Hoeness, by (Grantor)
Twyla Jackson, Attorney-in-fact

(Grantor)

(Grantor)

(Grantor)



Notary Public

This is for acknowledgment for individual grantor(s) only