

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

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

REAL ESTATE TRANSFER
TAX PAID 31
STAMP #
\$560
Michelle Utsler
RECORDER
1-26-96 Madison
DATE COUNTY

COMPUTER
RECORDED
COMPARED

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

2036
FILED NO. _____
BOOK 135 PAGE 712
96 JAN 26 AM 10:20
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of One
Dollar(s) and other valuable consideration, James D. Carey and Donna Carey,
husband and wife

do hereby Convey to Scott E. Rochholz and Sophronia K. Rochholz,
husband and wife

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:

That part of the Northeast Quarter of the Northeast Quarter of Section 13, Township 76 North, Range 29 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows: Beginning at the Northwest Corner of the Northeast Quarter, of the Northeast Quarter of said Section 13; thence on an assumed bearing of North 89 degrees 49 minutes 34 seconds East along the North line of said Northeast Quarter of the Northeast Quarter 356.02 feet; thence South 00 degrees 29 minutes 35 seconds West 736.04 feet; thence North 89 degrees 33 minutes 21 seconds West 356.00 feet to the West line of said Northeast Quarter of the Northeast Quarter; thence North 00 degrees 29 minutes 35 seconds East along said West line 732.20 feet to the Northwest corner of said Northeast Quarter of the Northeast Quarter and the Point of Beginning. Said tract contains 6.00 acres and is subject to a Madison County Highway Easement over the Northwesterly 0.06 acres thereof.

RECORDED
JAN 26 1996
MADISON COUNTY, IOWA

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 20, 1996

On this 20th day of January, 1996, before me the undersigned, a Notary Public in and for said State, personally appeared James D. Carey and Donna Carey, husband and wife

James D. Carey
James D. Carey (Grantor)

Donna Carey
Donna Carey (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.

George J. Bown
Notary Public

(This form of acknowledgment is for individual grantor(s) only)

