

105.490

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

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

COMPUTER
RECORDED
COMPARED

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

REAL ESTATE TRANSFER TAX PAID
STAMP 11
<i>[Signature]</i>
RECORDER
DATE 6-7-96
COUNTY Madison

FILED NO. 3450

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96 JUN -7 PH 3:52

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of One
Dollar(s) and other valuable consideration, Dale K. Humiston and James T. Campney, as
tenants in common

do hereby Convey to Maurice D. Mitchell, Jr. and Lisa D. Mitchell, 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:

The South Half (1/2) of the Northeast Quarter (1/4) of Section Nineteen (19) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, except Parcel A: Commencing at the Southwest Corner of the Northeast Quarter (1/4) of Section Nineteen (19) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 90°00' East 978.00 feet along the Quarter Section line to the point of beginning, thence continuing North 90°00' East 310.00 feet, thence North 00°00' 280 feet, thence North 90°00' West 310.00 feet, thence South 00°00' 280 Feet to the point of beginning, and an easement for underground waterline over real estate described as follows: A strip of land 10.00 feet wide and being 5.00 feet wide on each side of the following described centerline: Commencing at the Southwest corner of the Northeast Quarter (1/4) of Section Nineteen (19) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 90°00' East 1,288.00 feet, thence North 00°00' 235 feet to the point of beginning, thence North 39°51' East, 865 feet to an existing well and windmill; and except Parcel B: Commencing at the Southwest Corner of the Northeast Quarter (1/4) of Section Nineteen (19) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 90°00' East 1,288.00 feet, thence North 00°00' 280 feet to the point of beginning, thence North 00°00' 21 feet, thence North 90°00' West, 390 feet, thence South 00°00' 21 feet, thence North 90°00' East 390 feet to the point of beginning; and except Parcel C: Commencing at the Southwest Corner of the Northeast Quarter (1/4) of Section Nineteen (19) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 90°00' East 788 feet to the point of beginning, thence continuing North 90°00' East 190 feet, thence North 00°00' 280 feet, thence North 90°00' West 80 feet, thence southwesterly to the point of beginning, the South line of the Northeast Quarter (1/4) of Section Nineteen (19) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, is assumed to bear due east and west.

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 Warranty 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 acknowledgement 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: May 16, 1996

Polk COUNTY, SS:

On this 24th day of May, 1996, before me, the undersigned, a Notary Public in and for said State, personally appeared Dale K. Humiston and James T. Campney

Dale K. Humiston
Dale K. Humiston (Grantor)

James T. Campney
James T. Campney (Grantor)

Who are known to me the identical persons named in and who executed the foregoing instrument and acknowledged the same as their voluntary

[Signature]
Notary Public

(This form of acknowledgement for individual grantor(s) only)

DEED RECORD 136

(Grantor)

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