

COMPUTER
RECORDED
COMPARED

REC \$ 10.00
AUC \$ 5.00
R.M.F. \$ 1.00

REAL ESTATE TRANSFER
TAX PAID 16
STAMP #
\$ 32.80
Michelle Utsler
RECORDER
DATE 6-11-96 COUNTY Madison

FILED NO. 3494

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96 JUN 11 PM 3:48

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer
Information

A. Zane Blessum
Individual's Name

P.O. Box 309
Street Address

Winterset, IA
City

515-462-1666
Phone



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ONE AND NO/100 (\$1.00)
Dollar(s) and other valuable consideration,
JOHN J. FINDLEY and VALERIE L. FINDLEY, husband and wife

do hereby Convey to
RICHARD N. KIMM and JANICE KIMM, husband and wife as joint tenants
with full rights of survivorship

the following described real estate in MADISON County, Iowa:

SEE ATTACHED.

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
MADISON COUNTY,

Dated: _____

ss:

On this _____ day of _____
19 96, before me, the undersigned, a Notary
Public in and for said State, personally appeared
John J. Findley and Valerie L.
Findley

John J. Findley
JOHN J. FINDLEY (Grantor)

Valerie L. Findley
VALERIE L. FINDLEY (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.

Terri J. Peacock
Notary Public

(Grantor)

(Grantor)

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

TERRI J. PEACOCK
MY COMMISSION EXPIRES
FEBRUARY 7, 1999

A part of the Northeast Quarter (1/4) of the Northwest (1/4) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa described as follows: Beginning at a point that is 300.0 feet S 00° 21' 40" W of the Northwest Corner of the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirteen (13), thence N 83° 48' E 633.0 feet; thence S 29° 09' W 518.3 feet; thence Southwesterly along a 11° 20' 50" curve concave Northwesterly 197.8 feet; thence S 51° 36' 20" W 258.0 feet; thence Southwesterly along a 27° 55' 20" curve concave Southeasterly 186.1 feet to the West line of the said Northeast Quarter (1/4) Northwest Quarter (1/4); thence N 00° 21' 40" W along the said West line 861.15 feet to the point of beginning, subject to road easement and containing 6.4 acres, more or less.