

COMPUTER
RECORDED
CORRECTED

REC \$ 5.00
AUD \$ 5.00
R.M.F. \$ 2.00

REAL ESTATE TRANSFER
TAX PAID 30
STAMP #
\$ 112.50
[Signature]
RECORDER
8-23-96 [Signature]
DATE COUNTY

FILED NO. 526

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96 AUG 23 AM 10:28

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA
(515) 462-3731

Preparer Information Jerrold B. Oliver
Individual's Name

P.O. Box 230
Street Address

Winterset
City

Phone



WARRANTY DEED - JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of SEVENTY-ONE THOUSAND AND NO/100---(\$71,000.00)
Dollar(s) and other valuable consideration,
LAWRENCE A. MONACO and VICKI L. MONACO, Husband and Wife,

do hereby Convey to
BART MEADOWCROFT and JUDITH MEADOWCROFT

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

A parcel of land in the Northwest Fractional Quarter (1/4) of the Northwest Quarter (1/4) of Section
Thirty-one (31), Township (31), Township Seventy-six (76) North, Range Twenty-eight (28) West of
the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows: Beginning
at the Northwest Corner of Section Thirty-one (31), Township Seventy-six (76) North, Range
Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; thence North 90°00'00" East 197.45
feet along the section line; thence South 00°43'00" West 211.75 feet; thence South 86°55'09" East
23.81 feet; thence South 01°17'15" West 72.09 feet; thence south 89°14'27" East 255.98 feet; thence
South 00°25'00" East 170.49 feet; thence North 89°48'18" West 94.01 feet; thence North 80°26'45"
West 100.37 feet; thence South 08°41'24" West 120.92 feet; thence North 89°53'00" West 265.30
feet to the West line of Section Thirty-one (31); thence North 00°14'42" East 560.98 feet to the point
of beginning. Said parcel contains 3.83 acres including 0.63 acres of County Road Right of Way.

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: 8-21-96

MADISON COUNTY, SS:

On this 21 day of August
19 96, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Lawrence A. Monaco and
Vicki L. Monaco

Lawrence A. Monaco
Lawrence A. Monaco (Grantor)

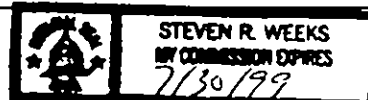
Vicki L. Monaco
Vicki L. Monaco (Grantor)

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.

Steven R. Weeks

Notary Public

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



(Grantor)