

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

COUNTY
RECORDED
COMPARED

REG. \$15.00
AD. \$15.00
R.M.F. \$1.00

REAL ESTATE TRANSFER
TAX PAID 39
STAMP
\$ 515.20
RECORDER
3-25-99
DATE COUNTY

FILED NO. 2600

BOOK 137 PAGE 372

97 MAR 28 PM 4:07

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

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

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

For the consideration of Three hundred twenty-two thousand three hundred (\$322,300) Dollar(s) and other valuable consideration, Irene C. Wicks and First National Bank of Iowa City, Iowa, Trustees Under Trust Agreement dated September 18, 1979, and Citizens First National Bank, Douglas Wicks and Mary Schubert, Trustees Under Trust Agreement dated January 19, 1990.

do hereby Convey to Leland Pitcock

the following described real estate in Madison County, Iowa:

The Southwest Quarter (SW1/4), and the West Half (W1/2) of the Northwest Quarter (NW1/4) except the West 12 1/2 rods of the North 16 rods thereof, all in Section Twenty-two (22); Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) and the East Half (E1/2) of the Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4) in Section Twenty-three (23); Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Twenty-four (24); all in Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

The Grantors also convey all of their right, title and interest in and to a certain easement reserved in a certain warranty deed to Willis C. Sprunger recorded in book 115, page 267 of the Recorder's office of 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 COUNTY, Madison
On this 18th day of March, 19 97, before me, the undersigned, a Notary Public in and for said State, personally appeared

Dated: Feb 25, 1997
First National Bank of Iowa City, Trustee
By William H. Burger (Grantor)
First National Bank of Iowa City, Trustee
By Theodore L. Kron
Irene C. Wicks (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.

Citizens First National Bank, Trustee
By Julia A. Mooney (Grantor)
Douglas Wicks
Mary W. Schubert (Grantor)

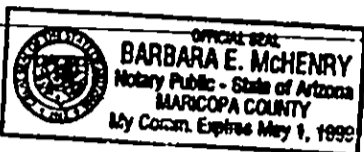
Barbara C. [Signature]
Notary Public

(This form of acknowledgment is for individual grantor(s) only)
Barbara C. [Signature]
MAY 1, 1999

STATE OF Ariz, COUNTY OF Marcopa, ss:

On this 18th day of March, 19 97, before me, the undersigned, a Notary Public in and for the said State, personally appeared Irene C. Wicks to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

Barbara E. McHenry



, Notary Public in and for said State.

(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of an individual fiduciary

STATE OF Iowa, COUNTY OF Boone, ss:

On this 25th day of February, 19 97, before me, the undersigned, a Notary Public in and for the said State, personally appeared Douglas Wicks to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.

Sharon R. Steutz

, Notary Public in and for said State.

(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of an individual fiduciary

STATE OF _____, COUNTY OF _____, ss:

On this 3 day of March, 19 97, before me, the undersigned, a Notary Public in and for the said State, personally appeared Mary Schubert to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the person, as the fiduciary, executed the instrument as the voluntary act and deed of the person and of the fiduciary.



Mary W Schubert
Laine Moezlik

, Notary Public in and for said State.

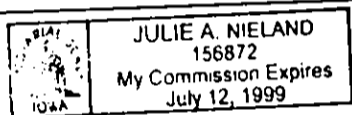
(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of an individual fiduciary

STATE OF IOWA, COUNTY OF Johnson, ss:

On this 17th day of March, 19 97, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared William H. Burger and Theodore L. Kron, to me personally known, who, being by me duly sworn, did say that they are the Sr. VP & Sr. Trust Officer and Trust Officer, respectively, of the corporation executing the foregoing instrument; that ~~the seal affixed thereto is the seal of~~ (the seal affixed thereto is the seal of) the corporation; that the instrument was signed (and sealed) on behalf of the corporation by authority of its Board of Directors; and William H. Burger and Theodore L. Kron acknowledge the execution of the instrument to be the voluntary act and deed of the corporation and of the fiduciary, by it, by them and as the fiduciary voluntarily executed.

Julie A. Nieland
_____, Notary Public in and for said State.



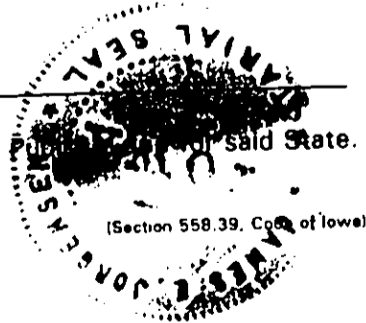
(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of a corporate fiduciary

STATE OF IOWA, COUNTY OF Buena Vista, ss:

On this 13th day of March, 19 97, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Julia A. Mooney and _____, to me personally known, who, being by me duly sworn, did say that they are the Trust Officer and _____, respectively, of the corporation executing the foregoing instrument; that ~~the seal affixed thereto is the seal of~~ (the seal affixed thereto is the seal of) the corporation; that the instrument was signed (and sealed) on behalf of the corporation by authority of its Board of Directors; and Julia A. Mooney and _____ acknowledge the execution of the instrument to be the voluntary act and deed of the corporation and of the fiduciary, by it, by them and as the fiduciary voluntarily executed.

James E. Jorgensen
_____, Notary Public in and for said State.



(Section 558.39, Code of Iowa)

Acknowledgment: For use in the case of a corporate fiduciary