

COMPILED   
RECORDED   
COMPARED

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

REAL ESTATE TRANSFER  
TAX PAID 16  
STAMP #  
\$ 135.20  
Michelle Utsler  
RECORDER  
10-22-96 Madison  
DATE COUNTY

FILED NO. 1106  
BOOK 136 PAGE 804  
96 OCT 22 AM 10:58  
MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

JOHN E. CASPER FLANDER & CASPER, P.C. 223 E COURT, PO BOX 67 WINTERSET, IA 50273 462-4912



WARRANTY DEED

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of Eighty-five thousand dollars and no cents  
Dollar(s) and other valuable consideration,  
Bernard L. Hess and Marilyn J. Hess, husband and wife,

do hereby Convey to  
Rebecca Nebel Trimble, single

the following described real estate in Madison County, Iowa:

Parcel "A" located in the Northeast Quarter of the Southwest Quarter of Section 29, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Center of Section 29, Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa; thence South 83°29'15" West along the North line of the Southwest Quarter of said Section 29, 514.11 feet; thence South 6°14'33" East along an existing fenceline, 945.00 feet; thence North 83°29'15" East, 410.68 feet to a point on the East line of the Southwest Quarter of said Section 29; thence North 0°00'00" East along the East line of the Southwest Quarter of said Section 29, 951.13 feet to the point of beginning. Said parcel contains 10.031 acres, including 0.646 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 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: October 9, 1996

Madison COUNTY, ss:

On this 9 day of October,  
1996, before me, the undersigned, a Notary Public  
in and for said State, personally appeared  
Bernard L. Hess and  
Marilyn J. Hess

Bernard L. Hess  
Bernard L. Hess (Grantor)

Marilyn J. Hess  
Marilyn J. Hess (Grantor)

to me known to be the identical persons named in and  
who executed the foregoing instrument and acknow-  
ledged that they executed the same as their voluntary  
act and deed.

Steven R. Weeks  
Notary Public

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

(Grantor)

STEVEN R. WEEKS  
MY COMMISSION EXPIRES  
7/30/99

(Grantor)