

THE IOWA STATE BAR ASSOCIATION
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MICHELLE UTSELL
RECORDER
MADISON COUNTY, IOWA

Preparer **Leonard M. Flander 223 East Court Winterset IA 50273-0067 (515) 462-4912**
Individual's Name Street Address City Phone



SPACE ABOVE THIS LINE
FOR RECORDER

QUIT CLAIM DEED

For the consideration of NO CONSIDERATION
Dollar(s) and other valuable consideration,
WEAVER J. PORTER AND VERONICA M. PORTER, HUSBAND AND WIFE

do hereby Quit Claim to
MATTHEW S. PORTER AND SANDRA L. PORTER, HUSBAND AND WIFE, AS JOINT
TENANTS WITH FULL RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON

all our right, title, interest, estate, claim and demand in the following described real estate in
MADISON County, Iowa:

Lots Four (4) and Five (5) and the West 35 feet of Lot Three (3) all in Block Four (4) of the Original Town of East Peru, Madison County, Iowa; and, Out Lots 51, 52, 53 and 54 in the Northeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Eleven (11), in Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, as shown by the plat and survey thereof recorded in the Office of the Madison County, Iowa Recorder's Office in Land Plat Record 1 at pages 248 and 249; and, that part of the Northwest Quarter of the Northeast Quarter and the Northwest Quarter of Section 11, Township 74 North, Range 27 West of the Fifth Principal Meridian, bounded and described as follows: Beginning at a point on the Northerly extension of the center line of Florence Street, distant 150 feet Northwesterly, measured at right angles, from the center line of the main track (now removed) of the Chicago, St. Paul and Kansas City Railway Company (later the Chicago Great Western Railway Company, now the Chicago and North Western Transportation Company), as said main track center line was originally located and established over and across said Section 11; thence Southwesterly parallel with said original main track center line a distance of 893 feet, more or less, to a point on a line drawn at right angles to said original main track center line at a point thereon distant 2,164 feet Northeasterly from the intersection thereof with the West line of said Section 11; thence Southeasterly at right angles to the last described course a distance of 100 feet to a point distant 50 feet Northwesterly, measured at right angles, from said original main track center line; thence Southwesterly parallel with said original main track center line a distance of 767 feet, more or less, to a point on the East line of the Northwest Quarter of the Northwest Quarter of said Section 11; thence Northerly along said East line of the Northwest Quarter of the Northwest Quarter of Section 11 a distance of 50 feet, more or less, to a point distant 100 feet Northwesterly, measured at right angles, from said original main track center line; thence Southwesterly parallel with said original main track center line to the center line of Clanton Creek; thence Southerly along the center line of Clanton Creek a distance of 152 feet, more or less, to a point distant 50 feet Southeasterly, measured at right angles, from said original main track center line; thence Northeasterly parallel with said original main track center line to a point distant 8.5 feet Southeasterly, measured radially, from the center line of the most Southeasterly side track (now removed) of the Chicago and North Western Transportation Company (formerly the Chicago Great Western Railway Company), as said side track was located prior to its removal; thence Northeasterly parallel with said side track center line to a point on the Northerly extension of the center line of Florence Street; thence Northerly along said center line of Florence Street, extended, a distance of 157 feet, more or less, to the point of beginning. ALSO: a strip of land 30 feet in width extending over and across Lots 3, 4 and 5 in Block 4, Original Town of East Peru, Iowa, together with that part of the Northeast Quarter of the Northwest Quarter of Section 11, Township 74 North, Range 27 West of the Fifth Principal Meridian lying Southerly of the South line of Brown Street and Easterly of and adjoining said Lot 5 of Block 4 more particularly described as follows: Beginning at a point on the South line of said Lot 3 in Block 4, distant 15 feet Northeasterly, measured at right angles, from the center line of a spur track (now removed) of the Chicago and North Western Transportation Company (formerly the Chicago Great Western Railway Company), as said spur track was originally located and established; thence Northwesterly parallel with said spur track center line a distance of 280 feet, more or less, to a point on the South line of Brown Street; thence Westerly along said South line of Brown Street to a point distant 15 feet Southwesterly, measured at right angles, from said spur track center line; thence Southeasterly parallel with said spur track center line a distance of 380 feet, more or less, to a point on the Southwesterly extension of the South line of said Lot 3; thence Northeasterly along said South line of Lot 3, extended, a distance of 55 feet, more or less, to the point of beginning.

This transfer is between parent and child with no consideration and no transfer stamps required.

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.

Dated: DECEMBER 2, 1997

Weaver J. Porter
WEAVER J. PORTER (Grantor)

STATE OF IOWA COUNTY, MADISON SS:

Veronica M. Porter
VERONICA M. PORTER (Grantor)

On this 2nd day of DECEMBER, 19 97, before me, the undersigned, a Notary Public in and for said State, personally appeared WEAVER J. PORTER AND VERONICA M. PORTER

(Grantor)

(Grantor)

(Grantor)

(Grantor)

(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.

Leonard M. Flander
LEONARD M. FLANDER
Notary Public

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