

THE IOWA STATE BAR ASSOCIATION Official Form No. 103

ISBA# 02714 Jordan, Oliver & Walters, P.C. Box 230, Winterset, IA 50273 (515/462-3731)

REAL ESTATE TRANSFER TAX PAID \$ 124.00/xx michelle utslen RECORDER 12-3-97 Madison COUNTY

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

BOOK 138 PAGE 272 97 DEC -3 PM 1:21

MICHELLE UTSLER RECORDER MADISON COUNTY, IOWA

COMPUTER RECORDED COMPARED

Preparer Information Lewis H. Jordan P.O. Box 230 Winterset 515/462-3731 Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of SEVENTY-EIGHT THOUSAND (\$78,000.00) Dollar(s) and other valuable consideration,

Christine R. Farlow, Single, do hereby Convey to Stephen J. Koch and Rebecca L. Koch

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

The Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section 22; The Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-one (21), and the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-two (22), in Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa,

This Deed is given in fulfillment of a Real Estate Contract dated February 23, 1995, and Recorded March 2, 1995, at Deed Record 134, Page 85 in the office of the Madison County Recorder.

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: November 26, 1997

MADISON COUNTY, ss: On this 26 day of November, 19 97, before me, the undersigned, a Notary Public in and for said State, personally appeared Christine R. Farlow

Christine R. Farlow (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.

[Signature] Notary Public

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

LEWIS H. JORDAN MY COMMISSION EXPIRES August 26, 2000