

181,240

REAL ESTATE TRANSFER
TAX PAID

10
STAMP #

\$ 289
60

Michelle Utaler
RECORDER

2-11-97 Madison
DATE COUNTY

COMPUTER
RECORDED
COMPARED

REC 5 14
FILE 10 2
R.M.F. 5 2

STATE OF IOWA }
MADISON COUNTY } ss 2146

Filed for record the 11 day of FEB.
U. 19. 97. at 4:00 o'clock P.M.
Recorded in book 137. on page 225
Michelle Utaler
Shirley L. Henry

Preparer Information Eric F. Turner 1915 Grand Avenue Des Moines (515) 245-9509
Individual's Name Street Address City Phone



**WARRANTY DEED
(CORPORATE GRANTOR)**

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of One (\$1.00)
Dollar(s) and other valuable consideration,
JSC Properties, Inc.
a corporation organized and existing under the laws of
Iowa
does hereby Convey to
James L. Koch and Margaret E. Koch

the following described real estate in Madison County, Iowa:
The Southwest Quarter of the Southeast Quarter (SW1/4 SE1/4) of
Section 2, and the Northwest Quarter of the Northeast Quarter
(NW1/4 NE1/4) of Section 11, all in Township 77 North, Range 28
West of the 5th P.M., Madison County, Iowa.

This Warranty Deed is subject to that one certain Real Estate
Contract with respect to the above-described real estate between R.
Lloyd McClurg and Ila M. McClurg, contract vendors, and JSC
Properties, Inc., contract vendee, dated November 1, 1996, and
recorded November 8, 1996, in Book 137, Page 24, of the Madison
County, Iowa, records.

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real
estate by title in fee simple; that it has 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 it
covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may
be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or
plural number, according to the context.

JSC PROPERTIES, INC.

Dated: FEB 6, 1997

By [Signature]
James S. Cownie, President Title

By _____
Title

STATE OF IOWA, POLK COUNTY, ss:
On this 6 day of February, 19 97 before me, the undersigned, a Notary
Public in and for said State, personally appeared James S. Cownie
and _____ to me personally known, who being by me
duly sworn, did say that they are the President
and _____, respectively, of said corporation;
that (no seal has been procured by the said) ~~XXXXXX~~ corporation that
said instrument was signed ~~XXXXXX~~ on behalf of said corporation by authority of its Board of
Directors; and that the said James S. Cownie and
_____ as such officers, acknowledged the execution
of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily
executed.



[Signature]
Eric F. Turner
Notary Public