

112,500

REAL ESTATE TRANSFER
TAX PAID 19
STAMP #
\$ 179.20
[Signature]
RECORDER
7-11-97 DATE
[Signature] COUNTY

REC \$ 10.00
AUD \$ 5.00
R.M.F. \$ 2.00

COMPUTER
RECORDED
COMPARED

FILED NO. 154
BOOK 137 PAGE 697
97 JUL 11 PM 4:05
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Return to:
Prepared by: James L. Pray, 5665 Greendale Road, Suite D, Johnston, IA 50131 (515) 270-8670

space above for use by recorder

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Cedar Hill Land and Cattle Co., Inc. (Grantor) does hereby convey to Bindery I, Inc. (Grantee) the following described real estate in Madison County, Iowa:

The Southeast Quarter (1/4) of the Southeast Quarter (1/4) and the Southwest Quarter (1/4) of the Southeast Quarter (1/4) and the Northeast Quarter (1/4) of the Southeast Quarter (1/4) and the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirteen (13), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa

and the following described real estate in Warren County, Iowa:

Parcel "B" of the survey of the Southwest Fractional Quarter of the Northwest Fractional Quarter of Section 18, Township 75 North, Range 25 West of the 5th P.M., Warren County, Iowa, as shown in Irregular Plat Book 5, Page 11 of 75-25 in the office of the Warren County Recorder more particularly described as follows:

Beginning at the West Quarter Corner of Section 18, Township 75 North, Range 25 West of the 5th P.M., Warren County, Iowa; thence along the South line of the NWfr 1/4 of said Section 18, North 89°55'39" East 662.22 feet; thence North 01°41'11" West 514.14 Feet; thence North 01°46'16" East 396.36 feet; thence North 03°31'43" East 417.64 feet; thence along the North line of the SWfr 1/4 of the NWfr 1/4 of said Section 18, South 89°47'39" West 685.04 feet to the NW Corner of said SWfr 1/4 of the NWfr 1/4; thence along the West line of said SWfr 1/4 of the NWfr 1/4; South 00°00'00" 1,325.32 feet to the point of beginning.

This Deed is given in full performance of a Real Estate Contract dated October 2, 1992 and filed on October 2, 1992 at Book 332, pages 756-759 in the office of the Warren County Recorder and filed on October 2, 1992 at Book 131, pages 230 in the office of the Madison County Recorder.

