

73,500.00

IOWA REALTY CO.
3501 WESTOWN PARKWAY
WEST DES MOINES, IA 50266

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

REAL ESTATE TRANSFER	
TAX PAID	
STAMP # 38	
S 116.00	
<i>T. D. Eddleman</i>	
RECORDED	<i>T. D. Eddleman</i>
7-23-99	Jackson
DATE	COUNTY

FILED NO. 313
BOOK 137 PAGE 749
97 JUL 23 AM 11:47
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

PREPARED BY: D. VELNER, MIDLAND ESCROW, 3501 WESTOWN PKWY., WEST DES MOINES, IOWA 50266 224-6211

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

COMPUTER
RECORDED
COMPARED

KNOW ALL MEN BY THESE PRESENTS: In consideration of the sum of ONE Dollar and other good and valuable consideration the receipt of which is hereby acknowledged, Terry D. Eddleman, divorced and unremarried and Linda M. Eddleman, divorced and unremarried, hereby convey unto Janet Wilson, unmarried and Jessie J. Rodriguez, unmarried as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, the following described real estate, situated in Madison County, Iowa:

A tract of land commencing at the Southwest corner of the Northeast Quarter (1/4) of Section Seven (7) in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence North 228.5 feet along the quarter section line to the point of beginning; thence continuing North 167.5 feet along said quarter section line, thence North 89° 49' East 219.3 feet, thence South 03° 28' West, 176.9 feet, thence North 87° 41' West, 208.8 feet to the point of beginning, containing 0.8455 acres including 0.0207 acres county road right of way.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD.

Grantors do hereby covenant with grantees, and their successors in interest, that said grantors hold fee title to the real estate; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever except as may be above stated; and they covenant to warrant and defend said 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 such 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.

Signed this 17 day of July, 1997

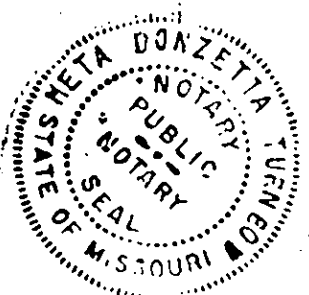
Terry D. Eddleman
Terry D. Eddleman

Linda M. Eddleman
Linda M. Eddleman

STATE OF Missouri)
)SS.
COUNTY OF Jackson)

On this 17th day of July, A.D. 1997, before me, the undersigned, a Notary Public in and for said State, personally appeared Terry D. Eddleman, unmarried, known to be the person named in and who executed the foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.

Notary Donzetta Turnbow
Notary Public in and for Said State
Commission expires 2-15-99



STATE OF Iowa)
)SS.
COUNTY OF Madison)

On this 21 day of July, A.D. 1997, before me, the undersigned, a Notary Public in and for said State, personally appeared Linda M. Eddleman, unmarried, known to be the person named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.



Steven R. Weeks
Notary Public in and for Said State