

REC. \$5.00
ADD \$5.00
R.M.F. \$1.00

REAL ESTATE TRANSFER
TAX PAID 5
STAMP #
\$ 217.00
RECORDED
DATE 5-2-97
COUNTY Madison

FILED NO. 3031

BOOK 61 PAGE 661

97 MAY -2 PM 2: 15

MICHELLE UTSELL
RECORDER
MADISON COUNTY, IOWA

FIRST REALTY, LTD.
3501 WESTOWN PARKWAY
WEST DES MOINES, IA 50266

PREPARED BY: S. STRAIT, MIDLAND ESCROW SERVICE, 3501 WESTOWN PARKWAY, WEST DES MOINES, IOWA 50266 222-4681
\$136,393 SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED
CORPORATE GRANTOR

COMPUTER
RECORDED
COMPARED

For the consideration of ONE Dollar and other good and valuable consideration the receipt of which is hereby acknowledged, EARLHAM BUILDING CENTER, INC.

_____, a corporation organized and existing under the laws of the State of Iowa, does hereby Convey to ALAN D. NEESE AND SHELLY R. NEESE, HUSBAND AND WIFE AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON, the following described real estate in MADISON County, Iowa:

LOT TWO (2) OF CLEARVIEW ESTATES PLAT 1, AN OFFICIAL PLAT IN THE CITY OF EARLHAM, MADISON COUNTY, IOWA



SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD.

The Corporation hereby covenants with grantees, and its successors in interest, that it holds title to the real estate 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.

All words and phrases used 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 25 April, 1997

EARLHAM BUILDING CENTER, INC.

By: [Signature]

By: _____

STATE OF IOWA)
)SS.
COUNTY OF POLK)

On this 25 day of April, A.D. 1997, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Gary Amburg and [Signature] to me personally known, who being by me duly sworn, did say that they are the President and [Signature] respectively, of said corporation; that (no seal has been procured by the said) ~~(the seal affixed hereto is the seal of said)~~ corporation; that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors; and that the said President and [Signature] 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]
Notary Public in and for Said State

