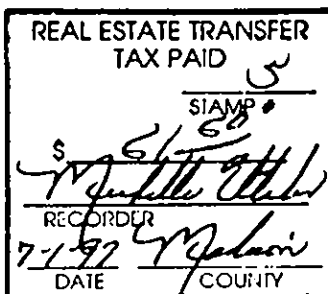


THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

ISBA # 08228 A. Zane Blessum
Blessum Law Firm

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



FILED NO. 14
BOOK 137 PAGE 666
97 JUL -1 PM 4:12
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
INDEXED

39,000

Preparer Information A. Zane Blessum 113 N. John Wayne Winterset, IA (515) 462-1666
Individual's Name Street Address City Phone

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED - JOINT TENANCY

For the consideration of ONE AND NO/100 Dollar(s) and other valuable consideration, TIMOTHY J. MOHS and JACQUE S. MOHS, Husband and Wife, as Joint Tenants with full rights of survivorship and not as tenants in common, do hereby Convey to CRAIG S. THOMAS and CONNIE W. THOMAS, 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:

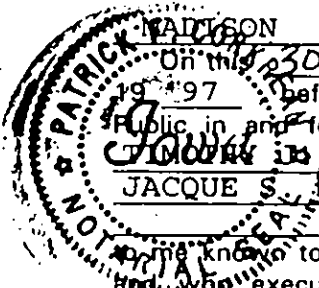
Parcel "B" located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows: Commencing at the Northeast Corner of Section 29, Township 76 North, Range 27 West of the 5th P.M., Madison County, Iowa, thence South 00°45'53" East 76.51 feet along the East line of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section 29 to the Point of Beginning; thence continuing South 00°45'53" East 578.66 feet along the East line of said Northeast Quarter (1/4) of the Northeast Quarter (1/4); thence South 89°58'59" West 1308.50 feet; thence North 00°45'53" West 578.66 feet; thence North 89°58'59" East 1308.50 feet to the Point of Beginning. Said Parcel "B" contains 17.381 acres, including 0.438 acres of county road right-of-way,

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 COUNTY, MADISON ss:

Dated: June 30th 1997



On this 30 day of June, 1997 before me, the undersigned, a Notary Public in and for said State, personally appeared TIMOTHY J. MOHS and JACQUE S. MOHS

Timothy A. Mohs
TIMOTHY A. MOHS (Grantor)

Jacque S. Mohs
JACQUE S. MOHS (Grantor)

and I know 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.

Patrick F. Cochran
Notary Public

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