

COMPARED

Fee \$10.00  
Transfer \$5.00

FILED NO. 1765

BOOK 129 PAGE 516

92 JAN 29 AM 10: 07

MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE  
FOR RECORDER



WARRANTY DEED

For the consideration of One and no/100 ---  
Dollar(s) and other valuable consideration, Elaine E. DeVries, divorced and unremarried

do hereby Convey to Byron C. DeVries, divorced and unremarried

the following described real estate in Madison County, Iowa:

see attached legal description

This deed given in compliance with one certain Decree entered in Dissolution  
No. 4-1052, Madison County, Iowa District Court.

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, ss:  
\_\_\_\_\_ COUNTY,

Dated: August 28, 1990

On this 28<sup>th</sup> day of August, 1990, before me, the undersigned, a Notary Public in and for said State, personally appeared Elaine E. DeVries, divorced and unremarried

Elaine E. DeVries  
Elaine E. DeVries, divorced and (Grantor)  
and unremarried

to me known 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.

William Ulmer  
\_\_\_\_\_  
Notary Public  
(This form of acknowledgment is not valid for recording purposes only)

(Grantor)

(Grantor)

(Grantor)

EXHIBIT "A"

That part of the West Half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) and of the East Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of Section Two (2), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P. M., Madison County, Iowa, described as follows: Beginning at the Northwest corner of the East Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of said Section Two (2), thence East 375.8 feet along the Quarter Section line to the point of intersection with the South line of the Chicago, Rock Island & Pacific Railroad right-of-way, thence South  $82^{\circ} 59' 45''$  East, 2267.9 feet along said right-of-way line to the point of intersection with the East line of the West Half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) of said Section Two (2); thence South,  $00^{\circ} 10' 30''$  West, 99.6 feet along said East line; thence North,  $86^{\circ} 56'$  West, 528.6 feet; thence South,  $89^{\circ} 33'$  West, 1483 feet; thence South  $04^{\circ} 54'$  East, 37.9 feet; thence South,  $89^{\circ} 36'$  West, 620 feet to the West line of the East Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ) of said Section Two (2); thence North,  $00^{\circ} 09'$  East, 401.6 feet to the point of beginning, and containing 14.93 acres, more or less; and beginning at a point on the South line of Section Two (2), 836.4 feet East of the Southwest corner of the said East Half ( $\frac{1}{2}$ ) of the Southwest Quarter ( $\frac{1}{4}$ ); proceed North,  $62^{\circ} 48'$  East, 837 feet; thence North,  $47^{\circ} 48'$  East, 322 feet; thence North,  $06^{\circ} 11'$  West, 494 feet; thence North,  $87^{\circ} 05'$  East, 295.1 feet; thence North,  $39^{\circ} 19'$  East 61.6 feet; thence North,  $00^{\circ} 17'$  East 1132.8 feet; thence South,  $86^{\circ} 56'$  East, 528.6 feet to a point on the East line of said West Half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ); thence South  $00^{\circ} 10' 30''$  West, 2258.4 feet to the Southeast corner of said West Half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ); thence North,  $89^{\circ} 57'$  West, 1790 feet to the point of beginning, and containing 40.95 acres, more or less.