

12,500

IOWA STATE BAR ASSOCIATION
(Trade-Mark Registered, State of Iowa, 1967)

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OF THIS FORM, CONSULT YOUR LAWYER



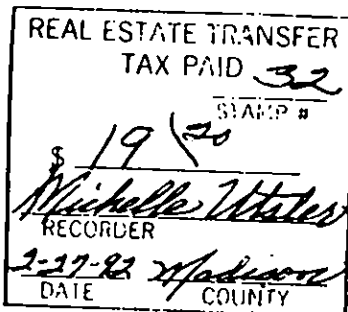
WARRANTY DEED

Know All Men by These Presents: That Duane D. Felton and Mary Ruth Felton, husband and wife,

_____ in consideration of the sum of One dollar and other valuable consideration in hand paid do hereby Convey unto Frank Kirk and Shirley Jean Kirk, husband and wife, as joint tenants with right of survivorship and not as tenants in common

Grantees' Address: New Virginia, Iowa
the following described real estate, situated in Madison County, Iowa, to-wit:

The Southeast Quarter (SE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section 36, Township 74 North, Range 26 West of the 5th P.M. COMPUTER



FILED NO. 2007
BOOK 129 PAGE 574
92 FEB 27 PM 3:13
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA
Fee \$5.00
Transfer \$5.00

Revenue Stamps \$19.20

This Warranty Deed is given in full satisfaction and compliance with a Contract for Sale of Real Estate dated November 16, 1972, and filed of record March 14, 1973, at Book 174, Pages 376-378, Warren County Records, wherein F. A. Felton was the Vendor and Frank Kirk and Shirley Jean Kirk, husband and wife, as joint tenants with right of survivorship and not as tenants in common, are the Purchasers; and any Extensions thereof.

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; 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 said grantors Covenant to Warrant and Defend the said premises against the lawful claims of all persons whomsoever, except as may be above stated.

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the described premises.

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 17th day of February, 1992.

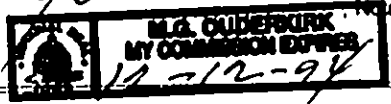
STATE OF Iowa
Warren COUNTY, SS:
On this 17 day of February, 1992, before me, the undersigned, a Notary Public in and for said State, personally appeared Duane D. Felton and Mary Ruth Felton, husband and wife,

Duane D. Felton
Mary Ruth Felton
Box 26, Bushnell, IL 61422

(Grantor's address)

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.

[Handwritten signature of Notary Public]



Place type or print name under signatures as per Sec. 335.3 Code of Iowa