

COMPARED



WARRANTY DEED

Know All Men by These Presents: That Dale H. Shearer, single; Alma Berniece Miller and Charles Miller, wife and husband; Josephine M. Rouse and Rex Rouse, wife and husband; Donald C. Shearer and Betty Shearer, husband and wife; and Gary Shearer and Sherry Shearer, husband and wife,

in consideration* of the sum of Thirty-five Thousand Four Hundred Dollars
 (\$35,400.00)

in hand paid do hereby Convey unto Tony L. Stephenson and Susan R. Stephenson

Grantees' Address: R.R., Peru, Iowa 50222
 the following described real estate, situated in Madison County, Iowa, to-wit:

South Three-fourths (S 3/4) of the Southeast Quarter of the Southeast Quarter (SE 1/4 SE 1/4) of Section Six (6); the East Half of the Northeast Quarter (E 1/2 NE 1/4), and a tract described as follows: Commencing at the Northeast corner of the Northwest Quarter of the Northeast Quarter (NW 1/4 NE 1/4), running thence South 80 rods, thence West 28 rods, thence in a Northeasterly direction on a straight line to the place of beginning, of Section Seven (7); and West 7.84 acres of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section Eight (8); all in Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M.

This deed is given in fulfillment of a Real Estate Contract recorded in Book 118, Page 409.

REAL ESTATE TRANSFER
 TAX PAID 34
 STAMP #
\$55.20
Michelle Utster

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that the 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, the 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 above 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 10 day of December, 1992.

* Real Estate Transfer Tax: See Chapter 428A, Iowa Code 1973.

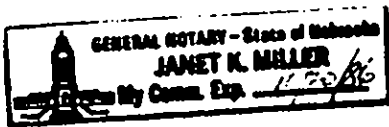
<u>Josephine M. Rouse</u> Josephine M. Rouse	209 W. Lane, Winterset, Ia. 50273
<u>Rex Rouse</u> Rex Rouse	209 W. Lane, Winterset, Ia. 50273
<u>Gary Shearer</u> Gary Shearer (Grantor)	R.R., Peru, Iowa 50222 (Address of Grantor)
<u>Sherry Shearer</u> Sherry Shearer (Grantor)	R.R., Peru, Iowa 50222 (Address of Grantor)
<u>Donald C. Shearer</u> Donald C. Shearer (Grantor)	1010 N. 75th Omaha, NE 68114 (Address of Grantor)
<u>Betty Shearer</u> Betty Shearer (Grantor)	1010 N. 75th Omaha, NE 68114 (Address of Grantor)
<u>Dale H. Shearer</u> Dale H. Shearer (Grantor)	1019 Grace Ave. Worland, Wyoming 82401 (Address of Grantor)
<u>Alma Berniece Miller</u> Alma Berniece Miller (Grantor)	804 Dorchester Dr. Modesto, CA 95335 (Address of Grantor)
<u>Charles Miller</u> Charles Miller (Grantor)	804 Dorchester Dr. Modesto, CA 95335 (Address of Grantor)

Please type or print names under signatures as per Section 239.5 Code of Iowa

STATE OF NEBRASKA DOUGLAS COUNTY, ss:

On this 19 day of December, 1985, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Donald C. Shearer and Betty Shearer, husband and wife,

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.



Janet K. Miller

Notary Public in and for said County and said State.

STATE OF CALIFORNIA Stanislaus COUNTY, ss:

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Alma Berniece Miller and Charles Miller, wife and husband,

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.



Clyta Polhemus

Notary Public in and for said County and said State.

STATE OF WYOMING WASHAKIE COUNTY, ss:

On this 13th day of December, 1985, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Dale H. Shearer, single,

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.



Dale H. Shearer

Notary Public in and for said County and said State.

FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

STATE OF IOWA, MADISON COUNTY, ss:

On this 10 day of December, A. D. 1985, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Josephine M. Rouse and Rex Rouse, wife and husband; and Gary Shearer and Sherry Shearer, husband and wife,

known to be the identical persons named in and who executed the within and foregoing instrument, to which attached, and acknowledged that they executed the same as their voluntary act and deed.



C. R. Bentz

Notary Public in and for said County and State

STATE BAR ASSOCIATION Form No. 11 (Trade-Mark Registered, State of Iowa, 1987) This Printing: April, 1978

(Section 888.38, Code of Iowa)