



# WARRANTY DEED

Know All Men by These Presents: That \_\_\_\_\_

Loren A. Nalean, single,

Steven K. Nalean, single,

John E. Nalean and Annette Nalean, husband and wife, and

Susan R. Nalean Grau and Scott Grau, her husband,

in consideration\* of the sum of One Dollar and other valuable consideration,

in hand paid do hereby Convey unto \_\_\_\_\_

Jack K. Balcombe, Jr. and Sarah Frank, husband and wife, as joint tenants

with right of survivorship, and not as tenants in common,

Grantees' Address: RR - Lorimor, Iowa 50149

the following described real estate, situated in Madison County, Iowa, to-wit:

Northwest Fractional Quarter (NW $\frac{1}{4}$ ) of Section  
Thirty (30), Township Seventy-four (74) North, Range Twenty-six (26)  
West of the 5th P.M., Madison County, Iowa, subject to easements of record.

In fulfillment of a real estate contract, Book 118 page 546  
Also see Quit Claim Deeds Book 122 page 763 and  
Book 123 page 753.

REAL ESTATE TRANSFER  
TAX PAID 27  
STAMP #  
\$ 71.50  
Shirley H. Henry, Dep  
RECORDER  
3-28-85 Madison  
DATE COUNTY

REAL ESTATE TRANSFER  
TAX PAID 17  
STAMP #  
\$ 14.10  
Michelle Thebe  
RECORDER  
5-2-85 Madison  
DATE COUNTY

FILED NO. 2710

BOOK 129 PAGE 786

92 MAY -8 PM 1:54

Fee \$10.00  
Transfer \$5.00

MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

COMPARED

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 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 19<sup>th</sup> day of March, 1985

\* Real Estate Transfer Tax: See Chapter 110B, 84th G.A., Session Regular Session 1972.

Loren A. Nalean RR 3, Ogdan, Iowa 50212  
(Grantor) (Address of Grantor)

Steven K. Nalean RR 3, Ogdan, Iowa 50212  
(Grantor) (Address of Grantor)

John E. Nalean RR 3, Ogdan, Iowa 50212  
(Grantor) (Address of Grantor)

Annette Nalean RR 3, Ogdan, Iowa 50212  
(Grantor) (Address of Grantor)

Susan R. Nalean Grau 516 West 13th Street  
(Grantor) Davenport, Iowa 52803  
(Address of Grantor)

Scott Grau 516 West 13th Street  
(Grantor) Davenport, Iowa 52803  
(Address of Grantor)

(Grantor)

(Address of Grantor)



Please type or print names under signatures as per Section 338.3 Code of Iowa

STATE OF IOWA Boone COUNTY, ss:

On this 19<sup>th</sup> day of March, 1985, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Loren A. Nalean, Steven K. Nalean, John E. Nalean and Annette Nalean,

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.

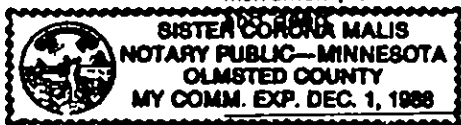


Kathryn D. Frieberg  
Notary Public in and for said County and said State.

STATE OF Minnesota Olmsted COUNTY, ss:

On this 14<sup>th</sup> day of March, 1985, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Susan R. Nalean Grau and Scott Grau,

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.



Sister Constance Malis  
Notary Public in and for said County and said State.

STATE OF \_\_\_\_\_ COUNTY, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared \_\_\_\_\_

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.

\_\_\_\_\_, Notary Public in and for said County and said State.

2710

**Warranty Deed**

TO \_\_\_\_\_

Entered upon transfer books and for taxation this 8 day of March, 1982  
John M. Nalean Auditor  
 By Debbie Nalean Deputy

Filed for record, indexed and delivered to County Auditor this 8 day of May, 1982 at 1:54 o'clock P.M., and recorded in Book 129 of deeds, on page 286 of Madison County Records. Recorder's and Auditor's fee \$15.00 PAID.  
Michelle Utaker Recorder  
 By Betty M. Nible Deputy

WHEN RECORDED RETURN TO  
Paul R. Balcombe  
RFP  
50149