

COMPLETED

50,000.

COMPUTER

REC \$ 10.00
AUD \$ 5.00

FILED NO. 1722

BOOK 131 PAGE 84

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WARRANTY DEED

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

KNOW ALL MEN BY THESE PRESENTS:

That Bill D. Weeks, Richard Ramsey and Larry R. Meredith, a Partnership, in consideration of one dollar and other valuable consideration in hand paid does hereby convey unto Keith Wheeler and Julie Wheeler, husband and wife as Joint Tenants with full rights of Survivorship and not as tenants in common the following described real estate, situated in Madison County, Iowa, to-wit:

REAL ESTATE TRANSFER
TAX PAID 8
STAMP #
\$ 95.30
Michelle Utsler
RECORDER
1-7-93 Madison
DATE COUNTY

The Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) and the Southeast Quarter (SE1/4) of the Southwest Fractional Quarter (SW Fr. 1/4) ^{see exception below} and a parcel of land described as follows, to-wit: Commencing at a point 4.6 feet North of the Southeast corner of the Southwest Fractional Quarter (SW Fr. 1/4) of the Southwest Quarter (SW1/4), thence continuing North 869.3 feet to county road right of way fence; thence North 68° 58' West 46.7 feet to the centerline of county road; thence southerly 157.8 feet along a 955.0 feet radius curve concave westerly having a 157.6 feet chord bearing South 25° 46' West; thence South 30° 30' West 877.7 feet; thence North 88° 45' East 557.7 feet to the point of beginning, containing 5.981 Acres including 1.100 Acres of County Road right of way; all in Section Eighteen (18), in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa.

Bill D. Weeks, Richard Ramsey and Larry R. Meredith, a Partnership, does Hereby Covenant with _____

and successors in interest, that it does hold said real estate by title in fee simple; that it does have good and lawful authority to sell and convey the same; that said premises are Free and Clear of all Liens and Encumbrances Whatsoever; and said Bill D. Weeks, Richard Ramsey and Larry R. Meredith, a Partnership, does Hereby Covenant to Warrant and Defend the said premises against the lawful claims of all persons whomsoever.

Signed this 31 day of Dec., 1992.

Bill D. Weeks
Bill D. Weeks, Partner

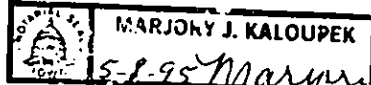
Richard Ramsey
Richard Ramsey, Partner

Larry R. Meredith
Larry R. Meredith, Partner

EXCEPTION: All that portion of the Southeast Quarter (SE1/4) of the Southwest Fractional Quarter (SW Fr. 1/4) of Section Eighteen (18), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., which lies West of the centerline of the county road known as Old Highway No. 169.

STATE OF IOWA, POWESHIEK COUNTY, ss:

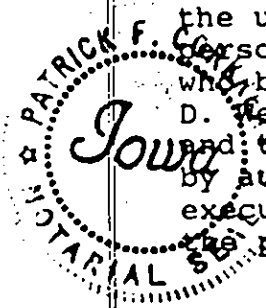
On this 17th day of December, 1992, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Bill D. Weeks and Richard Ramsey, to me personally known, who being by me duly sworn, did say that they are partners of Bill D. Weeks, Richard Ramsey and Larry R. Meredith, a partnership, and that the instrument was signed on behalf of the partnership by authority of the partners and the partners acknowledge the execution of the instrument to be the voluntary act and deed of the partnership by it and by the partners voluntarily executed.



Marjory J. Kaloupek
Notary Public in the state of Iowa

STATE OF IOWA, POLK COUNTY, ss:

On this 31 day of Dec., 1992, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Larry R. Meredith, to me personally known, who being by me duly sworn, did say that he is a partner of Bill D. Weeks, Richard Ramsey and Larry R. Meredith, a partnership, and that the instrument was signed on behalf of the partnership by authority of the partners and the partner acknowledges the execution of the instrument to be the voluntary act and deed of the partnership by it and by the partner voluntarily executed.



Patrick F. Cuckey
Notary Public in the state of Iowa