

REAL ESTATE TRANSFER	
TAX PAID	<u>16</u>
STAMP #	
\$ <u>39.20</u>	
<u>Michelle Utzler</u>	
RECORDER	
<u>6-8-93</u>	<u>Madison</u>
DATE	COUNTY

REC \$ 5.00
AUD \$ 5.00

FILED NO. 3168
BOOK 131 PAGE 619
93 JUN -8 PM 2:22
MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
COMPARED



SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of Twenty-four Thousand Nine Hundred and Thirty and no/100
Dollar(s) and other valuable consideration, Richard E. Fenimore and Joan Fenimore,
husband and wife,

do hereby Convey to John Edward Jones and William David Jones

the following described real estate in Madison County, Iowa:

The East Three-fourths (3/4) of the South Half (1/2) of the Northeast Quarter (1/4) of Section Nine (9) in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, except a tract described as follows:

Commencing at the Northeast corner thereof and running thence West along the North line thereof to the former right of way of the Chicago, Burlington and Quincy Railroad Company, thence Southeasterly along said right of way to the East line of said Section, thence North to the place of beginning, and except as follows:

Commencing at the East Quarter (1/4) corner of Section Nine (9) Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., and being the point of beginning. Thence North 00°24' East 342.40 feet along the Section line, thence South 84°22' West 533.39 feet, thence South 02°02' East 232.39 feet, thence South 85°26' West 352.30 feet, thence South 00°30' East 98.50 feet, thence North 85°29' East 873.20 feet along the Quarter (1/4) Section line to the point of beginning. Said parcel contains 4.8512 Acres including 0.2509 Acres of County Road Right of Way and is situated in the Southeast One-half (1/2) Northeast Quarter (1/4) of Section Nine (9), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This deed is in fulfillment of a real estate contract dated January 17, 1978 and filed January 26, 1978 in Book 107 at page 330 in the office of the Madison County Recorder's Office; and, assigned by Instrument dated February 18, 1981 and filed February 18, 1981 in Book 114 at page 633 in the office of the Madison County Recorder's Office.

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 acknowledgement 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:
MADISON COUNTY,
On this 5th day of June,
19 93, before me, the undersigned, a Notary Public
in and for said State, personally appeared _____
Richard E. Fenimore and
Joan Fenimore

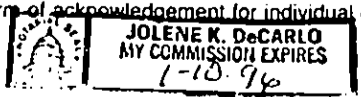
DATED: June 5, 1993
Richard E. Fenimore
Richard E. Fenimore (Grantor)

Joan Fenimore
Joan Fenimore (Grantor)

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.

Joanne K. DeCarlo
Notary Public

(This form of acknowledgement for individual grantor(s) only)



(Grantor)

(Grantor)