

REAL ESTATE TRANSFER	
TAX PAID <u>4</u>	
STAMP #	
\$ <u>77.60</u>	
<u>Michelle Utsler</u>	
RECORDER	
<u>4-6-93</u>	<u>Madison</u>
DATE	COUNTY

FILED NO. 2485
 BOOK 131 PAGE 354
 93 APR -6 PH 3:06
 REC \$ 5.00
 AUD \$ 5.00
 COMPUTER
 RECORDED
 COMPARED
 MICHELLE UTSLER
 RECORDER
 MADISON COUNTY, IOWA



WARRANTY DEED
(CORPORATE GRANTOR)

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Forty-eight Thousand Seven Hundred Fifty and no/100 (\$48,750.00) Dollar(s) and other valuable consideration, First Christian Church (Disciples of Christ) of Winterset, Iowa a corporation organized and existing under the laws of Iowa does hereby Convey to William C. Eggers and Margaret L. Eggers, husband and wife, as joint tenants with right of survivorship, and not as tenants in common the following described real estate in Madison County, Iowa:

The South Half (1/2) of the Southwest Quarter (1/4) of Section Thirty-two (32), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, except commencing at the Southwest corner of said Section and running thence North 781.6 feet to the center of the highway, thence along centerline of highway North 89° East 708 feet, thence South 50°33' East 460 feet, thence South 21°15' East 549 feet to South line of said Section, thence West 1262.1 feet to the point of beginning, containing 19.34 acres.

This deed is in fulfillment of a real estate contract recorded March 16, 1983 in the Madison County, Iowa Recorder's Office in Book 116 at page 514

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number; according to the context.

Dated: April 2nd, 1993
FIRST CHRISTIAN CHURCH (DISCIPLES OF CHRIST) of Winterset, Iowa
 By John E. Casper John E. Casper, President Title
 By Blanche White Blanche White, Secretary Title

STATE OF IOWA MADISON COUNTY, ss:
 On this 2nd day of March April, 19 93 before me, the undersigned, a Notary Public in and for said State, personally appeared John E. Casper and Blanche White to me personally known, who being by me duly sworn, did say that they are the President and Secretary respectively, of said corporation; that (no seal has been procured by the said) corporation; that said instrument was signed (the seal affixed thereto is the seal of said) and sealed on behalf of said corporation by authority of its Board of Directors; and that the said John E. Casper and Blanche White as such officers, acknowledged the execution of said instrument to be the instrument and deed of said corporation, by it and by them voluntarily executed.

Beth Flander
 Beth Flander, Notary Public