

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

ISBA# 01612

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

REC \$ 5.00
AUD \$ 20.00

REAL ESTATE TRANSFER	
TAX PAID <u>9</u>	
STAMP #	
\$ <u>79.20</u>	
<i>[Signature]</i>	
RECORDER	<i>[Signature]</i>
DATE <u>8-4-93</u>	COUNTY <u>Madison</u>

FILED NO. 322
BOOK 131 PAGE 770
93 AUG -4 PM 12:07
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

COMPUTER
RECORDED
COMPARED

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of Fifty Thousand and no/100 (\$50,000.00) - - - - -
Dollar(s) and other valuable consideration,
Joan P. Peterson and Kenneth C. Peterson Jr., wife and husband

do hereby Convey to
John L. Ringgenberg

the following described real estate in Madison County, Iowa:

The Southwest Quarter (1/4) of Section Seventeen (17); the Northeast Quarter (1/4) of the Southeast Quarter (1/4), except about 20 acres thereof lying North and West of the public highway, and the Southeast Quarter (1/4) of the Southeast Quarter (1/4), and the Northwest Quarter (1/4) of the Southeast Quarter (1/4), and the Southwest Quarter (1/4) of the Southeast Quarter (1/4) (except the following described tract of land, to-wit: Commencing at the Southeast corner of said 40-acre tract and running thence West 14 rods; thence North 40 rods; thence West 12 rods; thence North 40 rods to the North line of said 40-acre tract; thence East 26 rods to the Northeast corner thereof; thence South 80 rods to the place of beginning), all of Section Eighteen (18); the Northeast Quarter (1/4) of the Northeast Quarter (1/4), the East Half (1/2) of the Northwest Quarter (1/4), the West Half (1/2) of the Northeast Quarter (1/4), the Northwest Quarter (1/4) of the Southeast Quarter (1/4), and the Northeast Quarter (1/4) of the Southwest Quarter (1/4), all of Section Nineteen (19); and the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Twenty (20); all in Township Seventy-four (74) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa

This deed is in fulfillment of the real estate contract recorded in Book 130 at page 72

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 acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA Dated: August 3, 1993

~~MADISON~~ POLK COUNTY, ss:
On this 3rd day of August,
199 3, before me, the undersigned, a Notary Public in and for said State, personally appeared
Joan P. Peterson and Kenneth C. Peterson Jr.

Joan P. Peterson (Grantor)
Kenneth C. Peterson Jr. (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. _____ (Grantor)

Betty M. Anderson _____ (Grantor)
Notary Public

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

