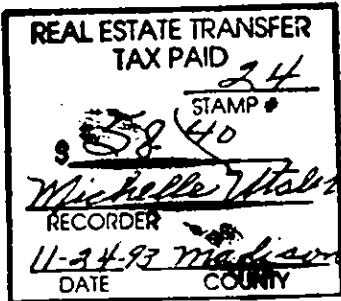


# 37,000

THE IOWA STATE BAR ASSOCIATION  
Official Form No. 103

ISBA # 02249 Randy V. Hefner  
Van Werden, Hulse & Hefner

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



COMPUTER   
RECORDED   
COMPARED

FILED NO. 1343  
BOOK 132 PAGE 265  
93 NOV 24 PM 2:10

REC \$ 5.00  
AUD \$ 5.00  
R.M.F. \$ 1.00

MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE  
FOR RECORDER



### WARRANTY DEED - JOINT TENANCY

For the consideration of one  
Dollar(s) and other valuable consideration,  
Craig F. Charlton and Carolyn Jane Charlton, husband and wife,

do hereby Convey to  
Mark Kowalczyk and Lynne Fagerstrom, now known as Lynne Kowalczyk,

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described  
real estate in Madison County, Iowa:

The Fractional Northwest Quarter of the Southeast Quarter, and the  
Northeast Quarter of the Southeast Quarter, of Section 6, Township  
76 North, Range 26 West of the 5th P.M., Madison County, Iowa,  
containing 95.6 acres, more or less.

This deed is given in satisfaction of a contract between Grantors  
and Grantees dated April 28, 1988, and filed on May 2, 1988, in  
Book 124, Page 292, in the office of the Madison County Recorder.

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.

Dated: SEPTEMBER 20, 1993

#### ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIA  
County of ORANGE

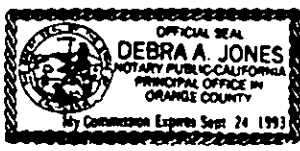
On 9-20-93 before me, DEBRA A. JONES (name, title of officer),  
personally appeared CRAIG F. CHARLTON & CAROLYN JANE CHARLTON  
 personally known to me — OR —  proved to me on the basis of satisfactory evidence  
to be the person(s) whose name(s) is/are subscribed to the within instrument and  
acknowledged to me that he/she/they executed the same in his/her/their authorized  
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the  
entity upon behalf of which the person(s)  
acted, executed the instrument.

Craig F. Charlton  
Craig F. Charlton (Grantor)

Carolyn Jane Charlton  
Carolyn Jane Charlton (Grantor)

\_\_\_\_\_  
(Grantor)

\_\_\_\_\_  
(Grantor)



WITNESS my hand and official seal.  
[Signature]  
Signature