

REAL ESTATE TRANSFER
TAX PAID 25
STAMP #
30/80
Michelle Utzler
RECORDER
2-14-94 Madison
DATE COUNTY

COMPUTER
RECORDED
COMPARED

FILED NO. 2137

BOOK 132 PAGE 517

94 FEB 14 PM 2:04

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

MICHELLE UTZLER
RECORDER
MADISON COUNTY, IOWA



SPACE ABOVE THIS LINE
FOR RECORDER

WARRANTY DEED

For the consideration of THIRTEEN THOUSAND FIVE HUNDRED-----(\$13,500)---
Dollar(s) and other valuable consideration,
Robert W. Howell and Patricia J. Howell, Husband and Wife,

do hereby Convey to
David W. Howell

the following described real estate in Madison County, Iowa:

The Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) and all that part of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) lying North and West of Howerton Creek, all in Section Twenty (20), except commencing at the Northwest corner of the Southwest Quarter (SW 1/4) of Section Twenty (20), running thence South along the section line 840 feet, thence east 260 feet, thence North 840 feet, thence West 260 feet to the Point of Beginning, all in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

This Deed is given in fulfillment of Real Estate Contract filed for record on March 13, 1989, at Book 125, Page 378, 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.

STATE OF IOWA

Dated: January 25, 1994

MADISON COUNTY, SS:
On this 14th day of February,
199 4, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Robert W. Howell and Patricia J.
Howell

Robert W. Howell
Robert W. Howell (Grantor)

Patricia J. Howell
Patricia J. Howell (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)

Sherry A. Jusk
Notary Public
Notary Public (Grantor)

(Grantor)

