

WARRANTY DEED (Rev. Sept. 9, 1934)

For the Legal Effect of the Use of This Form, Consult Your Lawyer

KNOW ALL MEN BY THESE PRESENTS: That Albert Charles Fagen and Pamela Crystine Fagen, husband and wife

of Madison County, State of Iowa, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration... Dollars

in hand paid do hereby Convey unto Linda S. Hecker, a single person

the following described real estate, situated in Madison County, Iowa, to-wit:

That part of the Northeast Quarter of Section 28, Township 77 North, Range 29 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows:

Commencing at the northeast corner of said Section 28; thence on an assumed bearing of South 00 degrees 00 minutes 00 seconds East along the east line of said Northeast Quarter 1030.72 feet to the point of beginning; thence continuing South 00 degrees 00 minutes 00 seconds East along said east line 285.95 feet to the southeast corner of the Northeast Quarter of said Northeast Quarter; thence continuing South 00 degrees 00 minutes 00 seconds East along the east line of said Northeast Quarter 100.00 feet; thence North 90 degrees 00 minutes 00 seconds West 435.60 feet; thence North 00 degrees 00 minutes 00 seconds East 105.43 feet; thence North 89 degrees 17 minutes 07 seconds West 530.40 feet; thence North 00 degrees 00 minutes 00 seconds East 257.73 feet; thence North 90 degrees 00 minutes 00 seconds East 684.28 feet; thence North 86 degrees 42 minutes 55 seconds East 282.14 feet to the east line of said Northeast Quarter and the point of beginning.

Said tract contains 6.93 acres more or less and is subject to a Madison County Highway Easement over the easterly 0.51 acres thereof and is subject to any encumbrances of record. Area by 1/4 1/4 Section= 5.90 acres in NE. 1/4 NE. 1/4 1.03 acres in SE. 1/4 NE. 1/4 6.93 acres total

COMPUTER RECORDED COMPARED

And the grantors do Hereby Covenant with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that said premises are Free and Clear of all Liens and Encumbrances Whatsoever except as may be above stated; and said grantors Covenant to Warrant and Defend the said premises against the lawful claims of all persons whomsoever, except as may be above stated.

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

Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the above described premises.

Signed this 11th day of February, 1994

Albert Charles Fagen Pamela Crystine Fagen

STATE OF Iowa COUNTY OF Polk

On this 11th day of February, A.D. 1994 before me, the undersigned, Notary Public in and for said

County, in said County personally appeared Albert Charles Fagen and Pamela Crystine Fagen, husband and wife

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. Notary Public in and for said County.

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

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REAL ESTATE TRANSFER TAX PAID 27 STAMP # \$157.00 RECORDER 2-17-94 MADISON COUNTY

MICHELLE UTCLER RECORDER MADISON COUNTY, IOWA