THE IOWA STATE BAR ASSOCIATION ISBA# 04132 Jordan, Oliver & Walters Winterset, lows

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

3239 FILED NO. BOOK 133 PAGE 5

94 MAY 23 PM 3: 55

MICHELLE UTSLER RECORDER MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

For th	ne c	onsiderat	ion of	ON	E 1	AND	NO/	100		(\$1.00)
Dollar(s) and other valuable consideration,										
JOHN I	<u> </u>	GODBY	and	JAN	В.	GO	DBY,	Husband	and	Wife,

do hereby Convey to JAN B. GODBY

Madison the following described real estate in County, Iowa: The Southwest Quarter (1/4) of Section One (1), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, subject to railroad right-of-way, AND Commencing at the Northeast Corner of the Southeast Quarter (1/4) of Section Two (2), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, thence South 33 feet to the point of beginning, thence South 338.5 feet along the East line of said Section Two (2), thence in a Northwesterly direction along the right-of-way of the Chicago, Rock Island & Pacific Railway 119.4 feet, thence North 310.4 feet, thence East 116 feet to the point of beginning, containing 0.864 acres, more or less, subject to the rights of the public and of Madison County for a roadway over and across the East 33 feet thereof, AND All that part of the West Half (1/2) of the Southeast Quarter (1/4) of Section One (1) which lies North of the right-of-way of the Chicago, Rock Island & Pacific Railroad, in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

The consideration for this deed is less than \$500, and no groundwater hazard statement or declaration of value is therefore required.

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.

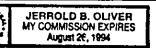
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or

piurai number, and as masculine or feminine gender, a	ccording to the context.	
STATE OF,	Dated:	19, 1994
MADISON COUNTY, On this	John F. Codhi	Grands
Public in and for said State, personally appeared John F. Godby and Jan B. Godby	John F. Godby M. B.	Grantor) Jedly
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	Jan B. Godby	(Grantor)
voluntary act and deed. June 1 1. Olm		(Grantor)

Notary Public

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

DEED RECORD 133



(Grantor)

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