

120,000

WARRANTY DEED

IOWA REALTY CO., INC.
3501 Westown Parkway
West Des Moines, Iowa 50268

Know All Men by These Presents: That Susan Debra Berry a/k/a
Susan D. Berry, a single person

_____ in consideration
of the sum of ONE DOLLAR AND OTHER VALUABLE CONSIDERATION
in hand paid do here Convey unto Michael E. Farrell and Gerene A. Farrell,
husband and wife

as joint tenants with full rights of survivorship, and not as tenants in common, the following described real estate,
situated in MADISON County, Iowa, to-wit:

The North Thirty (30) Acres of the Southeast Quarter (1/4) of the
Northwest Quarter (1/4) of Section Three (3), in Township Seventy-
five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison
County, Iowa.

COMPUTER 4
RECORDED ✓
COMPARED ✓

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

REAL ESTATE TRANSFER
TAX PAID 11
STAMP #
\$ 191.20
[Signature]
RECORDER
12-9-94 Madison
DATE COUNTY

FILED NO: 1545
BOOK 133 PAGE 629
94 DEC -9 PM 3: 19
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

Subject to and together with any and all easements, covenants and restrictions of record.

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.

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

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.

Signed this 9th day of December, 19 94

Susan Debra Berry
Susan Debra Berry

STATE OF IOWA,
COUNTY OF Madison ss.

On this 9th day of December, 19 94 before me,
the undersigned, a Notary Public in and for said County, in said
State, personally appeared _____
Susan Debra Berry, a single person

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.

[Signature]
Notary Public in and for said County.

PHILLIP J. CLIFTON
MY COMMISSION EXPIRES
8/16/96