

WARRANTY DEED FOR CORPORATION  
APPROVED BY THE IOWA REAL ESTATE ASSN. NOV. 1952

REAL ESTATE TRANSFER  
TAX PAID 13  
STAMP #  
\$ 81.95  
MAY E. WELTY  
RECORDER  
7-20-87  
MADISON  
DATE COUNTY

FILED NO. 117  
BOOK 123 PAGE 414  
1987 JUL 20 PH 3:21  
MAY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$5.00, Trans. \$5.00

Know All Men by These Presents:

That Mattco Land Corporation  
having its principal place of business at Cambridge in Wayne  
County and State of Iowa, a corporation organized and existing under the laws of  
Iowa, in consideration of the sum of ten dollars and  
other valuable considerations DOLLARS

in hand paid by Raymond F. Ridout and Betty Ridout  
of Madison County and State of Iowa does hereby SELL AND  
CONVEY unto the said Raymond F. Ridout and Betty Ridout as joint tenants with full rights of  
survivorship and not as tenants in common  
the following described real estate situated in the County of Madison and State of Iowa, to-wit:

Lot Nine (9) of Lakeview Rural Estates, a Subdivision of the Northeast  
Quarter (1) of Section Twenty-eight (28), in Township Seventy-seven (77) North, Range  
Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

This deed is given in full satisfaction of the Real Estate Contract dated October 1979  
between Mattway Property Development Corporation as the contract seller and Raymond F.  
Ridout and Betty Ridout as contract buyers. The contract seller's interest in said  
contract was deeded to Mattco Land Corporation, the grantor herein, by Warranty Deed  
dated March 1, 1980 and filed July 1, 1980 in Book 114 Page 181 in the records of the  
Madison County Recorder. Deed given in satisfaction of contract dated October 30, 1979  
Filed November 2, 1979 in Book 109, page 411 Madison County Records

And Said Corporation hereby covenants with said Raymond F. Ridout and Betty Ridout  
that it holds said premises by good and perfect  
title; that it has good right and lawful authority to sell and convey the same; that they are free and clear of all liens  
and incumbrances whatsoever, except as above stated.

And said grantor covenants to WARRANT AND DEFEND the said premises against the lawful claims of all  
persons whomsoever, except as above stated.

IN WITNESS WHEREOF said corporation has caused these presents to be signed and attested this 13<sup>th</sup> day  
of July, 19 87

Mattco Land Corporation  
Corporation.  
By Jack M. Miner  
Jack M. Miner, President/Secretary

ACKNOWLEDGMENT

STATE OF Iowa COUNTY, ss:  
On this 13<sup>th</sup> day of July A. D. 19 87, before me

Jack M. Miner a Notary Public in and for Iowa County, State of Iowa,  
personally appeared Jack M. Miner and

to me personally known, who, being by me duly sworn, did say on oath that (they are) respectively the  
president and secretary of said

corporation and that the seal affixed to said instrument is the seal of said  
corporation ~~no seal has been presented by the said~~

and that said instrument was signed and sealed in behalf of said corporation  
by authority of its Board of Directors and said Jack M. Miner

~~and~~ acknowledged the execution of said instrument to be the  
voluntary act and deed of said Corporation and by it voluntarily executed:

Barbara L. Lester  
Notary Public in and for Madison County,

