



SPECIAL WARRANTY DEED

Know All Men by These Presents: That _____
Andrew A. Powell and Karen J. Powell, Husband and Wife

_____ in consideration of the sum of
One Dollar (\$1.00) and other valuable consideration

in hand paid do hereby Convey unto Chrysler First Industrial Bank

Grantees' Address: 6312 South Fiddler's Green Circle - Suite 100E, Inglewood, Colorado 80111
the following described real estate situated in Madison County, Iowa, to-wit:

Commencing at the West Quarter (¼) Corner of Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, and running thence North 82° 03' East 345.31 feet to the point of beginning, thence North 82° 03' East 950.36 feet along the Quarter (¼) Section line, thence North 00° 17' West 723.64 feet, thence North 81° 15' West 200.00 feet, thence North 77° 44' West 176 feet, thence North 84° 40' West 400.00 feet, thence North 85° 48' West 513.10 feet, thence South 186 feet, thence South 81° 25' East 527.80 feet, thence South 26° 01' East 119.40 feet, thence South 35° 12' West 278.50 feet, thence South 10° 13' West 404.41 feet to the point of beginning,

This Deed is subject to a Real Estate Contract dated July 3, 1981, and filed for record July 9, 1981, at Deed Record 115, Page 172 in the office of the Madison County Recorder, wherein the Grantors are Sellers and William H. Mingles, Sr., Betty J. Mingles and William H. Mingles, Jr. are Buyers

And the Grantors do Hereby Covenant with the said Grantees and successors in interest to Warrant and Defend the said premises against the lawful claims of all persons claiming by, through or under them, except as may be above stated.

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

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

Signed this 17th day of July, 1987

Andrew A. Powell
Andrew A. Powell
Karen J. Powell
Karen J. Powell

STATE OF IOWA } *Arizona* } ss.
COUNTY OF *Monroe*

On this *17th* day of *July*, A. D. 19 *87*
before me, the undersigned, a Notary Public in and for said County and State, personally appeared: *Andrew A. Powell*
Karen J. Powell

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.

Mary E. Welty
Notary Public in and for
said County and State.

REAL ESTATE TRANSFER
TAX PAID 3
STAMP #
\$ 13.20
Shirley S. Henry
RECORDER
8-5-87 *Madison*
DATE COUNTY

FILED NO. *C 213*
BOOK *123* PAGE *430*
1987 AUG -5 PM 4:25

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Address of Grantor(s)
Fee \$5.00
Transfer \$5.00

Commission Expires: 3-25-88

Phone
Type
or
print
names
under
signa-
tures
as per
Code of
Iowa
Section
335.2