



# WARRANTY DEED

Know All Men by These Presents: That Elloise Shiveley and Hugh A Shiveley, wife and husband; Marjorie Miller and Charles N. Miller, wife and husband, and Wayne Hammans and Patsy Hammans, husband and wife.

in consideration of the sum of One Dollar and other good and valuable considerations,  
in hand paid do hereby Convey unto Dalton E. Slater and Mina Jean Slater

Grantees' Address: \_\_\_\_\_  
the following described real estate, situated in Madison County, Iowa, to-wit:

All of grantors' undivided interest in and to the following described real estate:

(See description attachment: Shiveley et al-Slater Warranty Deed)

REAL ESTATE TRANSFER
TAX PAID
<u>25</u> STAMP #
\$ <u>43 45</u>
<u>Mary E. Welty</u> RECORDER
<u>2-27-87</u> <u>Madison</u> DATE COUNTY

FILED NO. 1700  
BOOK 122 PAGE 725  
1987 FEB 27 PH 4:17  
MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$15.00  
Transfer \$5.00

IND.   
REC.   
PAGE

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 above 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 26<sup>th</sup> day of February, 19 87.

- Elloise Shiveley 307 W. State, Mt. Pleasant, IA 52641  
(Elloise (Grantor) Shiveley) (Address of Grantor)
- Hugh A. Shiveley 307 W. State, Mt. Pleasant, IA 52641  
(Hugh A. (Grantor) Shiveley) (Address of Grantor)
- x Marjorie Miller 4086 Southdown Mandalay Road  
(Marjorie (Grantor) Miller) Houma, LA (Address of Grantor) 70360
- x Charles N. Miller 4086 Southdown Mandalay Road  
(Charles N. (Grantor) Miller) Houma, LA (Address of Grantor) 70360
- x Wayne H. Hammans Rt. 1 Box 1 Arcola, VA 22010  
(Wayne (Grantor) Hammans) (Address of Grantor)
- x Patsy H. Hammans Rt. 1 Box 1 Arcola, VA 22010  
(Patsy (Grantor) Hammans) (Address of Grantor)

(Grantor)

(Address of Grantor)

Print name or print name under signature on per Section 338.2 Code of Iowa

On this 26th day of February, 1987, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Elloise Shiveley and Hugh A. Shiveley, wife and husband.



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.

Thomas F. Bell

(Thomas F. Bell), Notary Public in and for said County and said State.

On this 23rd day of January, 1987, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Marjorie Miller and Charles N. Miller, wife and husband.



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.

Roy C. Crocket  
(Roy C. Crocket), Notary Public in and for said County and said State, Parish

On this 30th day of January, 1987, before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Wayne Hammans and Patsy Hammans, 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.

Mary V. Kirk  
my Comm. expires 5-28-88, Notary Public in and for said County and said State.  
(Mary V. Kirk)

Warranty Deed

TO

Entered upon transfer books and for taxation this 27 day of Feb, 1987  
By John C. G... Auditor  
Lee ... Deputy

Filed for record, indexed and delivered to County Auditor this 27 day of February, 1987 at 4:12 o'clock P. M., and recorded in Book 122 or revised on page 725 of Madison County Records.  
Recorder's and Auditor's fee \$15.00 PAID.  
By Mary E. Welby Recorder  
Deputy

WHEN RECORDED RETURN TO

Mina Green  
Call Bank

SHIVELEY et al-SLATER WARRANTY DEED  
DESCRIPTION ATTACHMENT

A parcel of land described as commencing at the Northwest corner of Section Nineteen (19), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M, Madison County, Iowa; thence South 0 deg. 00 min. 545.8 feet along the West line of said Section 19 to Point of Beginning; thence South 0 deg. 00 min. 526.5 feet; thence North 89 deg. 50 min. East 480.0 feet; thence North 30 deg. 10 min. West 326.6 feet; thence North 14 deg. 48 min. East 238.8 feet; thence North 88 deg. 12 min. West 377.0 feet to Point of Beginning. Said parcel contains 4.4745 acres, including 0.5222 acres of U. S. Highway No. 169 Right-of-way and is contained in the Northwest Quarter of the Northwest Fractional Quarter of Section Nineteen (19), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M. The West line of said Section 19 is assumed to bear due North and South.

AND

All of Seller's right, title and interest in and to certain permanent easements contained in a real estate contract entered into by and between Mamie Hammans, Seller, and William T. Collins, Buyer, dated Sept. 24, 1974, of record in Book 105 at page 7, records of the Recorder of Madison County, Iowa, which contract provides for the sale of adjacent real estate.

This deed is in compliance with and in performance of real estate contract dated February 18, 1983, entered into by and between Mamie Hammans, single, seller, and Dalton E. Slater and Mina Jean Slater, buyers, of record in Book 116, page 441, records of the Recorder of Madison County, Iowa, assigned to Marjorie Miller, et al, by deed dated July 27, 1983, of record in Book 117, Page 127, records of the Recorder of Madison County, Iowa.