



# WARRANTY DEED

Know All Men by These Presents: That Ralph L. Pender & Zorah B. Pender,  
husband & wife, & Union State Bank of Winterset

\_\_\_\_\_ in consideration  
of the sum of Thirty-six thousand four hundred (\$36,400)  
in hand paid do hereby Convey unto Randall D. Wildin & Anita Joyce Wildin,  
husband & wife, as joint tenants with full rights of survivorship

Grantees' Address: Rural Route 1, St. Charles, Iowa 50240  
the following described real estate, situated in Madison County, Iowa, to-wit:

The northeast quarter of the southeast quarter (NE1/4 SE 1/4) except 2 acres in Northeast  
(NE) corner thereof described as follows: Commencing Northeast (NE) corner of said  
Northeast quarter of Southeast quarter (NE 1/4 SE 1/4), thence West 16 rods,  
thence South 20 rods, thence East 16 rods, thence North 20 rods to point of beginning,  
Section 2, Township 75 North, Range 26 West of the 5th P.M., Iowa.

FILED NO. 2091  
BOOK 123 PAGE 110

1987 APR 21 AM 11:11

MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA

Fee \$10.00  
Transfer \$5.00

IND.   
REC.   
PAGE

REAL ESTATE TRANSFER  
TAX PAID 24  
STAMP #  
3960  
Mary E. Welty  
RECORDER  
4-21-87 Madison  
DATE COUNTY

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 21st day of April, 1987.

STATE OF Iowa

Madison COUNTY, SS:

On this 21 day of April, 1987, before  
me, the undersigned, a Notary Public in and for said State, personally  
appeared Ralph L. Pender & Zorah B. Pender,  
husband & wife

Ralph L. Pender  
Ralph L. Pender

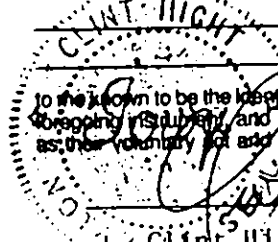
Zorah B. Pender  
Zorah B. Pender

Union State Bank of Winterset  
by: G.L. Leeper G.L. Leeper

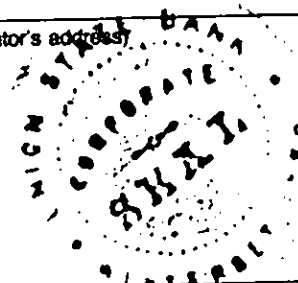
610 Iowa Street, Box 25  
St. Marys, Iowa 50241

(Grantor's address)

To the 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.



Clint Hight Notary Public in and for the State of Iowa



Printed  
Type  
or  
Print  
Name  
Under  
Signature  
as per  
Sec.  
238.2  
Code of  
Iowa

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

STATE OF IOWA, Madison COUNTY, ss:

On this 21 day of April, A.D. 1987, before me, the undersigned, a Notary Public  
in and for the State of Iowa, personally appeared G. L. Leeper and

\_\_\_\_\_ to me personally known, who, being by me duly sworn, did say  
that they are the President and \_\_\_\_\_,  
respectively, of said corporation executing the within and foregoing instrument **to which this is attached**, that  
(no seal has been procured by the said) corporation; that said instrument was signed **(and sealed)** on behalf of  
(the seal affixed thereto is the seal of said)

said corporation by authority of its Board of Directors; and that the said G. L. Leeper  
and \_\_\_\_\_ as such officers acknowledged the execution of said instrument to be the  
voluntary act and deed of said corporation, by it and by them voluntarily executed.



**SHERRY A. TOLLEY**  
MY COMMISSION EXPIRES  
August 9, 1987

Sherry A. Tolley  
Sherry A. Tolley, Notary Public, in and for said County and State.

**IOWA STATE BAR ASSOCIATION**  
Official Form No. 12 (True-Blue Registered, State of Iowa, 1987)  
Current January, 1981

Chartered 1888-89 and 1889-90. Both of Iowa