



WARRANTY DEED

FILED NO. **1582**
BOOK 124 PAGE 131

1988 MAR -9 AM 10:18

Know All Men by These Presents: That LICK SKILLET, LTD.

Fee \$10.00

Transfer \$25.00

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

of the sum of One Dollar and other valuable consideration
in hand paid do hereby Convey unto LEE WHEELER and ESTHER WHEELER, husband and wife

Grantees' Address: _____

the following described real estate, situated in Madison and Union County, Iowa, to-wit:

The Southwest Quarter (SW $\frac{1}{4}$) of Section Twenty-six (26), Township Seventy-four (74), Range Twenty-nine (29), West of the 5th P.M. in Madison County, Iowa, and the North Half of the Northwest Quarter (N $\frac{1}{2}$ NW $\frac{1}{4}$) of Section Three (3); and commencing at the Northeast corner of the Northeast Quarter of the Northeast Quarter (NE $\frac{1}{4}$ NE $\frac{1}{4}$) of Section Four (4), running a Southwest-erly direction along the meandering of the highway to the south line of said Northeast Quarter of the Northeast Quarter (NE $\frac{1}{4}$ NE $\frac{1}{4}$), thence east on the line to the Southeast corner of the said Northeast Quarter Northeast Quarter (NE $\frac{1}{4}$ NE $\frac{1}{4}$), thence North to the place of beginning in Section 4, all in Township Seventy-three (73) North, Range Twenty-nine (29), West of the 5th P.M.; and a part of the Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$), Section Three (3), Township 73 North, Range 29, West of the 5th P.M., Union County, Iowa, described as follows: Beginning at a point 28 Rods and 25 links South of the Northwest corner of said Southwest Quarter of the Northwest Quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$), thence E 68 rods, thence N 28 rods 5 links, thence W 68 rods and thence S 28 rods 5 links to place of beginning, all in Union County, Iowa; AND The South Half of the Northwest Quarter (S $\frac{1}{2}$ NW $\frac{1}{4}$); and the Northeast Quarter of the Southwest Quarter (NE $\frac{1}{4}$ SW $\frac{1}{4}$) and Thirty-four Hundredths (.34) acre described as follows, to-wit: Beginning at a point Two Hundred Sixty (260) feet south of the northwest corner of the Northwest Quarter of the South-west Quarter (NW $\frac{1}{4}$ SW $\frac{1}{4}$) of Section 35, Township 74 North, Range 29 West of the 5th P.M. in Madison County, Iowa, thence east 135 feet, thence south 110 feet, thence west 135 feet, thence north 110 feet to the place of beginning; and the Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$); and the Northwest Quarter of the Southeast Quarter (NW $\frac{1}{4}$ SE $\frac{1}{4}$) all in Section Thirty-five (35); and the Southeast Quarter of the Southeast Quarter (SE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 34; all in Township seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M. in Madison County, Iowa, and the West Half of the Northeast Quarter of the Northwest Quarter (W $\frac{1}{2}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$) and the West Five (5) acres in the Northwest Quarter of the Northeast Quarter (NW $\frac{1}{4}$ NE $\frac{1}{4}$) and all that part of the East Half of the Northeast Quarter of the Northwest Quarter (E $\frac{1}{2}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$) lying North of the Center of Grand River in Section Two (2), Township Seventy-three (73) North Range Twenty-nine (29), West of the 5th P.M. in Union County, Iowa, AND Southeast Quarter (SE $\frac{1}{4}$) of Section Twenty-eight (28), North half (N $\frac{1}{2}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Thirty-three (33) and the West Half of the Southwest Quarter of the Southwest Quarter (W $\frac{1}{2}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$) of Section Thirty-three (33), all in Township Seventy-four (74), North, Range Twenty-nine (29) West of the 5th P.M. in Madison County, Iowa.

This conveyance is made from the corporation to its stockholders and for that reason no I.R.E.T. is required, Section 428A.2(15) Iowa Code Annotated.

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 29th day of February, 1988.

STATE OF _____ ss: _____ COUNTY, _____

Lee Wheeler
Lee Wheeler, President

Esther Wheeler
Esther Wheeler, Secretary

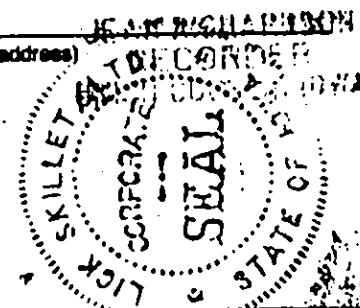
On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for said State, personally appeared _____

FILED NO. **1322**
BOOK 468 PAGE 265-46

1988 MAR -3 AM 11:47

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.

(Grantor's address) _____



_____, Notary Public in and for the State of Iowa

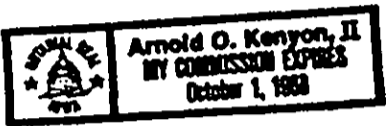
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Compared

265

STATE OF IOWA)
) ss.
COUNTY OF UNION)

On this 29 day of February, A.D. 1988, before me the undersigned, a Notary Public in and for said County and State, personally appeared Lee Wheeler and Esther Wheeler, to me personally known, who, being by me duly sworn, did say that they are the President and Secretary respectively, of said corporation; that ~~(no seal has been procured by the said)~~ (the seal affixed thereto is the seal of said) corporation; that said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directors; and that the said President and Secretary 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.



Arnold O. Kenyon, II
Notary Public in and for said County
and State

ENTERED FOR TAXATION
This 2 day of March 1988
Heretofore approved by P. V. Welch
CO. AUDITOR

ENTERED FOR TAXATION
THIS 9 DAY OF March 1988
AUDITORS FEE \$ 25.00
Joan Welch
AUDITOR:
Becky McDonald Clerk
DEPUTY AUDITOR

266

*Kenyon, Kenyon & Kenyon
P.O. Box 278, Oreston 50801*