

Know All Men by These Presents: That

Robert W. Cain and Mildred L. Cain, husband and wife

of Madison County and State of Iowa

the sum of Twelve Thousand Three Hundred and no/100 (\$12,300.00) DOLLARS in hand paid by Emery C. Eubany, single

of Madison County and State of Iowa do hereby SELL AND CONVEY unto the said Emery C. Eubany, single

the following described premises, situated in the County of Madison and State of Iowa, to-wit:

The East Half (E 1/2) of Lot Seven (7) of the Sub-division of the Northeast part of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section One (1), in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, otherwise described as a tract commencing 439 feet and 3 inches West of the Northeast corner of said 40 acre tract, and running thence South 272 feet and 3 inches, thence West 54 1/2 feet, thence North 272 feet and 3 inches, thence East 54 1/2 feet to the point of beginning

This Deed is given in fulfillment of a Real Estate Contract recorded in the Office of the Madison County Recorder at Book 52 and Page 177.

And we hereby covenant with the said Emery C. Eubany that we hold said premises by good and merchantable title; that we have good right and lawful authority to sell and convey the same; that they are free and clear from all liens and incumbrances whatsoever, except as above stated.

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

And the said Robert W. Cain and Mildred L. Cain hereby relinquishes their rights of dower and homestead in and to the above described premises.

Signed the 8th day of March A. D. 1988

Robert W. Cain

Robert W. Cain

Mildred L. Cain

STATE OF IOWA

Madison County ss.

On this 8th day of March, A. D. 1988 before me, Leisa Imboden a Notary Public in and for Madison County, Iowa, personally appeared Robert W. Cain and Mildred L. Cain

to me known to be the person named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Leisa Imboden Notary Public

Notary Public in and for Madison County, Iowa My commission expires

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MARY E. WELTY RECORDER MADISON COUNTY, IOWA

Fee \$5.00 Transfer \$5.00

REAL ESTATE TRANSFER TAX PAID 17 STAMP # \$ 13.20 Mary E. Welty RECORDER 3-23-88 Madison DATE consideration COUNTY

