



WARRANTY DEED - JOINT TENANCY

KNOW ALL MEN BY THESE PRESENTS: That Mable V. Novak, a single person

_____ in consideration of the sum of
One Dollar and other valuable consideration
in hand paid do hereby Convey unto Dale L. Erickson, and Faye D. Erickson, husband and wife

Address of Grantees: _____

As Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate, situated in Madison County, Iowa, to-wit:

A part of the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of Sec. 13-77-26, Madison County, Iowa described as follows: Beginning at a point on the N. Line of the said NW $\frac{1}{4}$ NE $\frac{1}{4}$ that is 330.00 feet E. of the NW Corner of the said NW $\frac{1}{4}$ NE $\frac{1}{4}$, thence E. 330.00 feet along the said N. Line; thence S. 1320.00 feet along a line that is parallel with the W. line of the said NW $\frac{1}{4}$ NE $\frac{1}{4}$; thence W. 330.00 feet; thence N. 1320.00 feet to the point of beginning, subject to road easement along the N. side thereof and containing 10.0 acres, more or less, together with all easements and servient estates appurtenant thereto.

This deed given in fulfillment of real estate contract dated December 30, 1977 and filed January 3, 1978 and recorded in Deed Rec. 107 page 266

Exemption #1

REAL ESTATE TRANSFER
TAX PAID
32
STAMP #
\$ 24.00
Shirley D. Henry, Dep.
RECORDER
3-25-88 Madison
DATE COUNTY

Compare:

FILED NO. 1718
BOOK 124 PAGE 189
Fee \$5.00
Transfer \$5.00
1988 MAR 28 AM 10:00

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

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, feminine or neuter gender, according to the context.

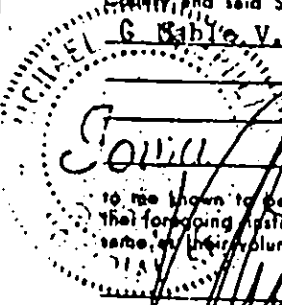
Signed this 1st day of July, 1987

STATE OF IOWA
COUNTY OF POLK

Mable V. Novak
Mable V. Novak

On this 1st day of July, 1987, before me the undersigned, a Notary Public in and for said

County, and said State, personally appeared G. Mable V. Novak



[Signature]
to me known to be the identical person named in and who executed that foregoing instrument, and acknowledged that they executed the same of their own free will and act.

Notary Public in and for said County and said State.

DEED RECORD 124

Address of Grantors

Phone
Type
or
Title
Name
Under
Signature
to per
Sec.
136.6
Code of
Iowa