

REAL ESTATE TRANSFER
TAX PAID 28
STAMP # 1265
\$ 12
Shirley G. Henry, Dep.
RECORDER
10-28-87 Madison
DATE COUNTY

Compared

FILED NO. 754
BOOK 53 PAGE 777

Fee \$5.00
Transfer \$5.00

1987 OCT 28 AM 8:34

✓
REC. ✓
PAGE ✓

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of TWELVE THOUSAND AND NO/100----- (\$12,000.00)
Dollar(s) and other valuable consideration,
BILLY W. FARLOW, also known as B. W. FARLOW, and KATHRYN ALZINA FARLOW, Husband and
Wife
do hereby Convey to IOWA-MISSOURI CONFERENCE ASSOCIATION OF SEVENTH-DAY ADVENTISTS

the following described real estate in Madison County, Iowa:

A tract of land commencing 40 rods West of the Southeast corner of the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-six (36) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, running thence North 20 rods, thence East 24 rods, thence South 6 rods, thence East 112 feet, thence South 14 rods, thence West to the point of beginning,

EXCEPT

A parcel of land described as commencing at the South Quarter Corner of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., City of Winterset, Madison County, Iowa; thence N. 90°00'00" West 484.20 feet along the south line of the Southwest Quarter (SW 1/4) of said Section Thirty-six (36) to point of beginning; thence N. 0°35'29" West 329.39 feet to the North line of the South Half of the Southeast Quarter (1/2) of the Southeast Quarter (1/4) of the Southwest Quarter (SW 1/4) of said Section Thirty-six (36); thence North 89°55'19" West 175.00 feet to the West line of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of the Southwest Quarter (SW 1/4) of said Section Thirty-six (36); thence S. 0°35'28" East 329.63 feet to the Southwest Corner of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of the Southwest Quarter (SW 1/4) of said Section Thirty-six (36); thence North 90°00'00" East 175.00 feet to the point of beginning containing 1.328 acres including 0.2211 acres of street right-of-way. Parcel is also subject to utility right-of-way easement as recorded in Deed Record No. 91, Page 373, Madison County Recorder's Office. NOTE: The South line of the Southwest Quarter (SW 1/4) of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, is assumed to bear due East and West.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is Free and Clear of all Liens and Encumbrances except as may be above stated; and grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

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.

STATE OF IOWA, ss:
MADISON COUNTY,

Dated: October 23, 1987

On this 23rd day of October, 1987, before me, the undersigned, a Notary Public in and for said State, personally appeared Billy W. Farlow and Kathryn Alzina Farlow

Billy W. Farlow
Billy W. Farlow (Grantor)
Kathryn Alzina Farlow
Kathryn Alzina Farlow (Grantor)

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.

[Signature]
Notary Public

(Grantor)

(This form of acknowledgment for individual grantor(s) only)