

REAL ESTATE TRANSFER
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STAMP #
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Mary E. Welty
RECORDER
11-12-87 *Madison*
DATE COUNTY

Compared

FILED NO. 843
BOOK 123 PAGE 640
1987 NOV 12 PM 2:31
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee \$5.00
Transfer \$5.00

NO.
REC.
PAGE

SPACE ABOVE THIS LINE
FOR RECORDER



WARRANTY DEED

For the consideration of One (\$1.00)
Dollar(s) and other valuable consideration, J. Edgar Brown and Mildred E. Brown, husband and wife

do hereby Convey to Leslie J. Barnett ~~and Brenda P. Barnett~~ and Brenda P. Barnett
Husband and wife as joint tenants with full rights of survivorship
and not as tenants in common

the following described real estate in Madison County, Iowa:

A parcel of land in the Southwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Six (6), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of 5th P.M., Madison County, Ia., more particularly described as: Commencing at the West Quarter (1/4) corner of Section Six (6), in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, thence along the west line of the Northwest Quarter (1/4) of said section on an assumed bearing of North 00°00'00" East a distance of 339.89 feet to the Point of Beginning, thence continuing North 00°00'00" East 321.00 feet, thence along an existing fence, South 89°43'58" East 407.10 feet, thence along an existing fence and its southerly prolongation, South 00°00'24" East 321.00 feet, thence North 89°43'58" West 407.14 feet to the Point of Beginning, containing 3.000 acres, more or less, including public highway, and 2.705 acres, more or less, excluding public highway

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:
GUTHRIE COUNTY,

Dated: October 27, 1987

On this 27th day of October, 1987, before me, the undersigned, a Notary Public in and for said State, personally appeared J. Edgar Brown and Mildred E. Brown, husband and wife

J. Edgar Brown
J. Edgar Brown (Grantor)

Mildred E. Brown
Mildred E. Brown (Grantor)

(Grantor)

(Grantor)

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

[Signature]
Notary Public

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