

REAL ESTATE TRANSFER
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Mary E. Welty
RECORDER
12-2-87 Madison
DATE COUNTY

Compared

FILED NO. 978
BOOK 54 PAGE 38

1987 DEC -2 AM 11:35

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee \$5.00, Trans. \$5.00



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of ONE (1) -----
Dollar(s) and other valuable consideration, DAVID A. FAST and PAM FAST, husband and wife; LYLE D. FAST and LINDA K. FAST, husband and wife; MARIANNA DRAKE LISK, f/k/a MARIANNA FAST and RICHARD LISK, husband and wife; and LANNY K. FAST, single
do hereby Convey to WILLARD C. FOX and LINDSAY A. FOX

the following described real estate in Madison County, Iowa:

Commencing at the Northwest corner of the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-three (23), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, thence South 304.7 feet, thence East 11 rods and 6 1/2 feet, thence North to the South line of Main Street in St. Charles, Iowa, extended Westward, which line is approximately 5 rods North of the North line of said 40-acre tract, thence West 11 rods and 6 1/2 feet to a point due North of the point of beginning, thence South to the point of beginning,

AND

The South 134.3 feet of the East 30.0 feet of the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-three (23), in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa..

This deed is given in satisfaction of a Real Estate Contract.

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: December 1, 1987
David A. Fast
David A. Fast, Grantor

Lyle D. Fast Pam Fast
Lyle D. Fast Pam Fast
(Grantor)

Linda K. Fast
Linda K. Fast
(Grantor)

Marianna Lisk
Marianna Lisk
(Grantor)

Richard Lisk
Richard Lisk
(Grantor)

Lanny K. Fast
Lanny K. Fast
(Grantor)

On this 1 day of December, 1987, before me, the undersigned, a Notary Public in and for said State, personally appeared DAVID A. FAST, PAM FAST, LYLE D. FAST, LINDA K. FAST, MARIANNA DRAKE LISK, RICHARD LISK and LANNY K. FAST

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.

Connie K. Harvey
Connie K. Harvey Notary Public

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