



# SPECIAL WARRANTY DEED

Know All Men by These Presents: That Coy W. Miller and Gwendolyn J. Miller, husband and wife,

One Dollar and other valuable consideration less than Five Hundred Dollars in consideration of the sum of One Dollar and other valuable consideration less than Five Hundred Dollars in hand paid do hereby Convey unto Greg Minnich and Rhonda Minnich, as joint tenants with full rights of survivorship, and not as tenants in common,

Grantees' Address: Truro, Iowa  
the following described real estate situated in Madison County, Iowa, to-wit:

A parcel of land described as commencing at the northeast corner of the Southeast Quarter (SE $\frac{1}{4}$ ) of the Southeast Quarter (SE $\frac{1}{4}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) of Section Sixteen (16), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; thence S 86°28' W. along the north line of said Southeast Quarter (SE $\frac{1}{4}$ ) of the Southeast Quarter (SE $\frac{1}{4}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) 283.00 feet; thence S. 0°00' 80.00 feet; thence S 0°12' W. 113.00 feet to the point of beginning; thence N.86°28' E. 33.10 feet; thence S. 0°00' 49.00 feet; thence N 86°28' E. 15.40 feet; thence S. 2°39' E. 74.80 feet; thence S 86°28' W. 52.40 feet to the east line of H & K Subdivision of Truro, Iowa; thence N. 0°12' E. 124.00 feet to the point of beginning and containing 0.0869 acres.

Compared

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MARY E. WELTY  
RECORDER  
MADISON COUNTY IOWA

Fee \$5.00, Trans. \$5.00

And the Grantors do Hereby Covenant with the said Grantees and successors in interest to Warrant and Defend the said premises against the lawful claims of all persons claiming by, through or under them, 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 acknowledgement hereof, shall be construed as in the singular or plural number and as masculine, feminine or neuter gender, according to the context.

Signed this 27 day of November, 1987

Coy W. Miller  
Coy W. Miller

Her X Gwendolyn J. Miller (mark)  
Gwendolyn J. Miller

STATE OF IOWA }  
COUNTY OF MADISON } ss.

WITNESSES Susan Miller  
TO Susan Miller

MARK: Mary Page  
Mary Page

On this 27 day of November, A. D. 1987  
before me, the undersigned, a Notary Public in and for said County  
and State, personally appeared  
Coy W. Miller and Gwendolyn J. Miller

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 own act and deed.

Susan Miller  
Notary Public in and for  
said County and State.

Truro, Iowa 50257  
Address of Grantor(s)

Printed type for print names under signatures as per Code of Iowa Section 328.2