

Compared

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1988 SEP 15 AM 11:31

MARY E. WELTY  
RECORDER  
MADISON COUNTY IOWA

Fee \$5.00, Traps \$5.00

SPACE ABOVE THIS LINE  
FOR RECORDER



WARRANTY DEED

For the consideration of One Dollar and no/100  
Dollar(s) and other valuable consideration, Dean L. Lauer and Loretta Lauer, husband and wife

do hereby Convey to Dennis S. Lauer

the following described real estate in Madison County, Iowa:

A parcel of land located in the Southwest Quarter of the Northwest Quarter of Section 16, Township 75 North, Range 28 West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows:

Beginning at the Southeast Corner of the SW1/4 of the NW1/4 of Section 16, T75N, R28W of the 5th P.M., Madison County, Iowa; thence along the South line of the SW1/4 of the NW1/4, North 90°00'00" West 667.65 feet; thence North 03°37'33" East 154.96 feet; thence North 89°14'19" East 663.17 feet to the East line of the SW1/4 of the NW1/4 of said Section 16; thence along said East line South 01°50'41" West 163.55 feet to the Point of Beginning. Said parcel of land contains 2.429 acres, including 0.152 acres in county road right of way.

This Deed and transfer is exempt from transfer tax because consideration is less than \$1,000.00.

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: September 14, 1988

On this 14th day of September, 1988, before me, the undersigned, a Notary Public in and for said State, personally appeared Dean L. Lauer and Loretta Lauer

Dean L. Lauer  
Dean L. Lauer (Grantor)

Loretta Lauer  
Loretta Lauer (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 deed.

Beth Flander  
Beth Flander Notary Public (Grantor)

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