

REAL ESTATE TRANSFER  
TAX PAID 17  
STAMP #  
\$ 3300  
Mary E. Welty  
RECORDER  
11-30-88  
DATE COUNTY

COMPUTER

FILED NO. 1098  
BOOK 125 PAGE 73

1988 NOV 30 AM 10:12

IND.   
REC.   
PAGE

MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA

Fee \$10.00, Trans. \$5.00



WARRANTY DEED

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of Thirty thousand, five hundred (\$30,500.00)-----  
Dollar(s) and other valuable consideration, Helen Elizabeth Evans and D. J. Evans, Wife  
and Husband; and Mary Margaret White and Malcolm S. White, Wife and  
Husband  
do hereby Convey to Virgil D. Coffin

the following described real estate in Madison County, Iowa:

A tract of land located in the Northeast Quarter (1/4) of the South-  
east Quarter (1/4) and in the Southeast Quarter (1/4) of the Northeast  
Quarter (1/4) of Section Sixteen (16), in Township Seventy-five (75)  
North, Range Twenty-seven (27) West of the 5th P. M., Madison  
County, Iowa, more particularly described as follows: Beginning  
at the East Quarter (1/4) Corner of Section Sixteen (16), in Township  
Seventy-five (75) North, Range Twenty-seven (27) West of the 5th  
P. M., Madison County, Iowa, thence along the East line of said  
Section Sixteen (16), South 00°05'48" East 230.17 feet, thence  
South 90°00'00" West 465.76 feet, thence North 00°00'00" 280.71  
feet, thence North 90°00'00" East 465.37 feet to the East line of  
said Section Sixteen (16), thence along said East line, South 00°  
00'00" 50.54 feet to the Point of Beginning, said tract of land  
contains 3.000 acres, including 0.213 acres of county road right  
of way.

Grantors further convey to Grantees an easement to install,  
maintain and repair a drainline from a septic tank, located or  
to be located on the above described real property, across a  
portion of the following described real property:

Southeast Quarter (1/4) of the Northeast  
Quarter (1/4) and Northwest Quarter (1/4)  
of the Southeast Quarter (1/4) and the  
Northeast Quarter (1/4) of the Southeast  
Quarter (1/4) all in Section Sixteen (16),  
Township Seventy-five (75) North, Range  
Twenty-seven (27) West of the 5th P.M.,  
Madison County, Iowa.

This easement is perpetual and runs with the land.

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 Michigan ss: COUNTY, Kent

Dated: 11-21-88

On this 21st day of November  
1988, before me, the undersigned, a Notary  
Public in and for said State, personally appeared  
Helen Elizabeth Evans and D. J. Evans

Helen Elizabeth Evans  
Helen Elizabeth Evans (Grantor)

D. J. Evans  
D. J. Evans (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.

Mary Margaret White  
Mary Margaret White (Grantor)

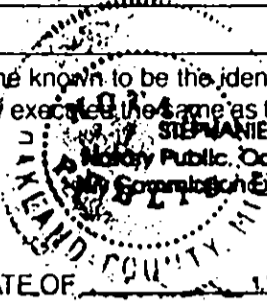
Malcolm S. White  
Malcolm S. White (Grantor)

Thondy Carter  
Notary Public  
(This form of acknowledgment for individual grantors only)

STATE OF Michigan Oakland COUNTY, ss:

On this 23rd day of November, 19 88 before me, the undersigned, a Notary Public in and for said State, personally appeared Mary Margaret White and Malcolm S. White

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.



Stephanie Ratsos, Notary Public

STATE OF \_\_\_\_\_ COUNTY, ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_, before me, the undersigned, a Notary Public in and for said State, personally appeared \_\_\_\_\_

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.

\_\_\_\_\_, Notary Public

WARRANTY DEED

TO

Entered upon transfer books and for taxation this 30 day of November, 19 88

By Sean Welch Auditor  
Becky McDonald Deputy

Filed for record, indexed and delivered to \_\_\_\_\_

County Auditor this 30 day of November, 19 88

at 10:12 o'clock A. M., and recorded in Deed Record 125, page 73

of Madison County Records.

Recorder's fee \$ 10.00 PAID.

Auditor's fee \$ 5.00 PAID.

By Mary E. Kelly Recorder  
Deputy

WHEN RECORDED RETURN TO

Mail Rte. 1, Box 106  
Adrian, MI

1988  
NOV  
23