



WARRANTY DEED (CORPORATE)

Know All Men by These Presents:

That WINTERSET DEVELOPMENT COMMISSION INCORPORATED

having its principal place of business at Winterset in Madison

County and State of Iowa, a corporation organized and existing under the

laws of Iowa, in consideration of the sum of FIVE HUNDRED DOLLARS (\$500.00)---

in hand paid does hereby CONVEY unto Mark L. Switzer and Marshall G. Harpole

Grantees' Address: Winterset, Iowa

the following described real estate situated in Madison County, Iowa, to-wit:

A parcel of land located in the Southwest Quarter (SW $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Thirty (30), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, as shown on Right of Way Plat, Exhibit "A", attached hereto and which by this reference is made a part hereof. Said parcel is more particularly described as follows:

Commencing at the Southwest Corner of said Section Thirty (30); thence North 0°00' W 307.1 feet along the west line of the Southwest Quarter (SW $\frac{1}{4}$) of said Section Thirty (30); thence South 88° 48 $\frac{1}{2}$ ' East 85.0 feet to the Point of Beginning; thence North 2° 23 $\frac{1}{2}$ ' West 478.8 feet to a point on the present easterly right of way line of Primary Road No. U.S. 169; thence southeasterly 555.9 feet along said present easterly right of way line along a 904.9 foot radius curve, concave northeasterly and having a chord bearing South 27° 57' East 547.2 feet; thence North 88° 48 $\frac{1}{2}$ ' West 236.5 feet to the Point of Beginning. Said parcel contains 0.94 acres, more or less.

And said Corporation hereby covenants with said grantees, and successors in interest, that it holds said real estate by title in fee simple; that it has good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever, except as may be above stated; and it covenants to Warrant and Defend the said premises against the lawful claims of all persons whomsoever, except as may be above stated.

Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number, according to the context.

IN WITNESS WHEREOF said corporation has caused this instrument to be duly executed this 22 day of November, 19 88.

WINTERSET DEVELOPMENT COMMISSION INCORPORATED

Compared

FILED NO. 1292
BOOK 54 PAGE 656
1988 DEC 29 PM 2:49
MARY E. WELTY
RECORDER
MADISON COUNTY IOWA

By Patrick F. Corkrean President
By Ted Gorman Secretary

Fee \$10.00, Trans. \$5.00

(Grantors' Address)

STATE OF IOWA MADISON COUNTY, ss.

On this 22nd day of November, A.D. 19 88, before me, the undersigned, a Notary Public in and for said State, personally appeared Patrick F. Corkrean and Ted Gorman

to me personally known, who, being by me duly sworn, did say that they are the President and Secretary respectively, of said corporation; that (no seal has been procured by the said)

corporation; that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors; and that the said Patrick F. Corkrean and Ted Gorman

acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

LETTY J. MILLER
MY COMMISSION EXPIRES
8-26-91

Letty J. Miller
Notary Public in and for said State of Iowa.

Please type or print name under signatures as per Sec. 335. Code Iowa as amended

IOWA DEPARTMENT OF TRANSPORTATION

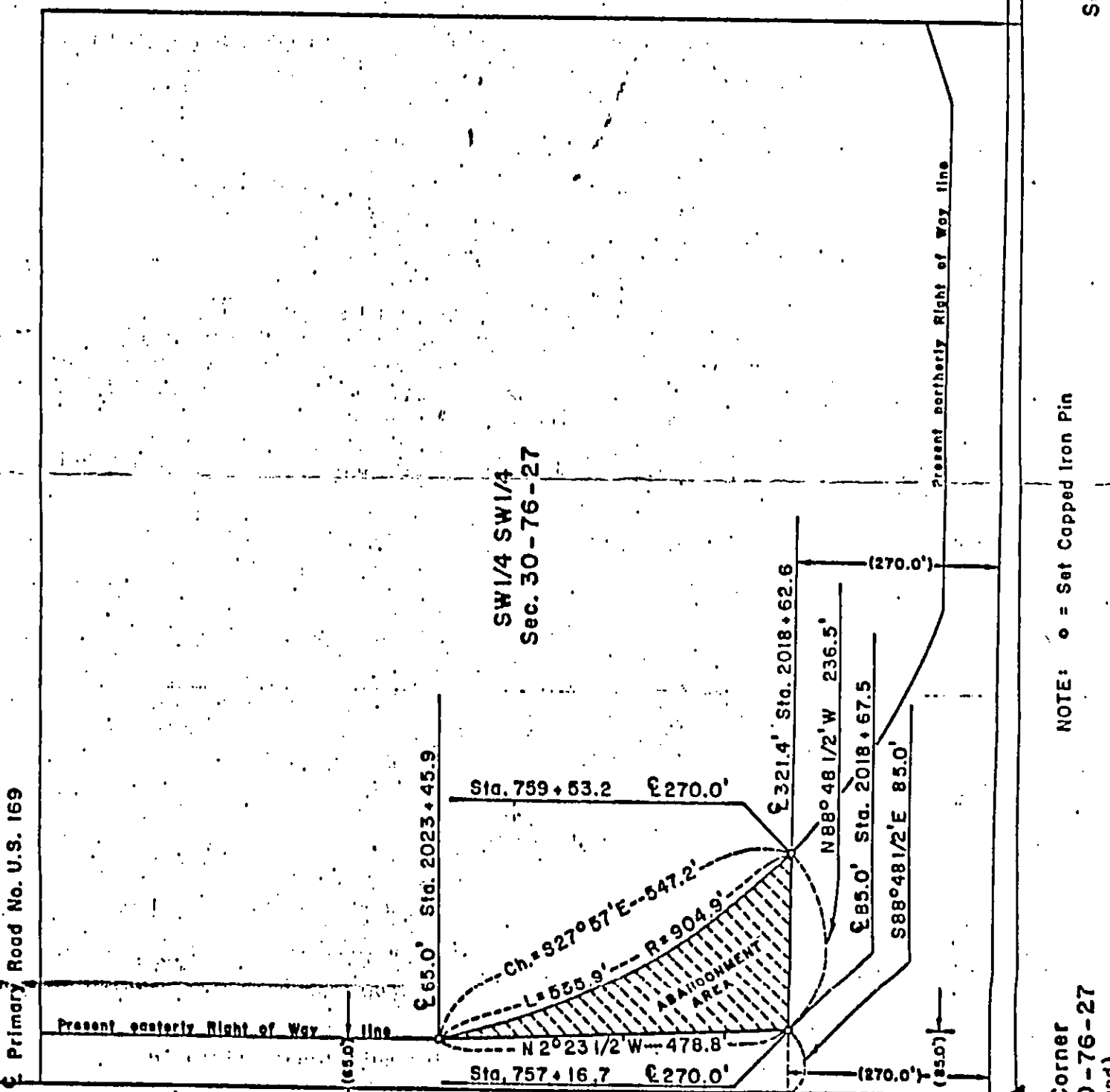


RIGHT OF WAY PLAT
EXHIBIT "A"

COUNTY MADISON STATE CONTROL NO. 61-0600
 PROJECT NO. P-764 (1931 Paving Project)
 SECTION 30 TOWNSHIP 76 N PARCEL NO. _____
 ROW - FEE _____ AC, EASE _____ AC, EXCESS - EASE 0.94 AC
 ACQUIRED FROM BLANCHE B. MCCALL & HELEN MCCALL HUNTOON



S1/4 Corner
Sec. 30-76-27
(Found)



NOTE: o = Set Capped Iron Pin

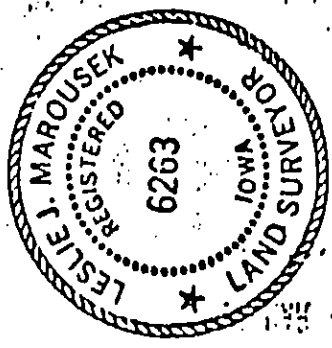
SW Corner
Sec. 30-76-27
(Found)

Primary Road No. IA. 92

(Found)

I hereby certify that this plat is a true and accurate representation of the land herein described, made by me or under my direct supervision, and that I am a duly registered Surveyor under the laws of the State of Iowa.

Leslie J. Marousek
 3-1-85
 J. Marousek, Reg. No. 6263 Date



FILED

APR - 2 1985