

REAL ESTATE TRANSFER  
TAX PAID 14  
\$ 770 STAMP #  
Mary E. Welty  
RECORDER  
171-89 Madison  
DATE COUNTY

FILED NO. 1408  
BOOK 125 PAGE 221

1989 JAN 11 AM 10:07

MARY E. WELTY  
RECORDER  
MADISON COUNTY IOWA

Compare

Fee \$5.00  
Transfer \$5.00



WARRANTY DEED

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of SEVEN THOUSAND FOUR HUNDRED and no/100-----(\$7,400.00)  
Dollar(s) and other valuable consideration, Timothy R. Baker and Nancy A. Baker, Husband and Wife,

do hereby Convey to Samuel L. Davis and Patti T. Davis

the following described real estate in Madison County, Iowa:

A parcel of land described as follows, to-wit: Commencing at a point 652.05 feet South of the Northwest Corner of the Northeast Fractional Quarter (NE Fr. 1/4) of the Northwest Quarter (NW 1/4) of Section Two (2), in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, thence continuing South 144.4 feet, thence North 81°49' East 394.3 feet, thence North 0°29' East 754.3 feet, thence South 84° 52' West 190.2 feet, thence South 626.95 feet, thence South 83° 56' West 208.75 feet to the point of beginning, containing 3.907 acres.

This Deed is given in fulfillment of a Real Estate Contract dated September 8, 1985, and recorded in the Office of the Madison County Recorder at Book 120 of Deeds, on Page 184.

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  
MADISON COUNTY, ss:

Dated: September 10, 1988

On this 10th day of September 10, 1988, before me, the undersigned, a Notary Public in and for said State, personally appeared Timothy R. Baker and Nancy A. Baker

Timothy R. Baker (Grantor)

Nancy A. Baker (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.

(Grantor)

[Signature] Notary Public

(Grantor)

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

Please type or print names under signature line as per Sec. 335.2 Code of Iowa