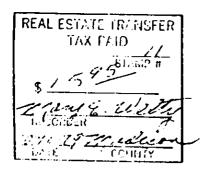
IOWA STATE BAR ASSOCIATION Official Form No. 101

FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER



Caracaraj.

FILED NO. 705

BOOK 126 PAGE 117

89 OCT 10 PH 4: 09

Fee \$5.00 Trans. \$5.00 MARY E. WELTY RECORDER HADISON COUNTY 10WA

	í.
3.14	
. 7	

WARRANTY DEED

SPACE ABOVE THIS LINE FOR RECORDER

County, Iowa:

For the consideration of FIFTEEN THOU	SAND		(\$15,000,00)
Dollar(s) and other valuable consideration,	Maurice Sullivan and	Ann Sullivan,	Husband and Wife,
do hereby Convey to Murray L. Smith	and C. Dwignt Smith		
the following described real estate in Ma	adison		

AN UNDIVIDED ONE-HALF INTEREST IN AND TO:

The Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4); ALSO A tract of land commencing 27 1/2 feet West of the Southeast corner of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4), and running thence East 27 1/2 feet to said Southeast corner, thence North 80 rods to the Northeast corner of said 40-acre tract, thence West 9 feet, thence in a Southerly direction in a straight line to the point of beginning; also a tract commencing 27 1/2 feet West of the Southeast corner of said 40-acre tract and running West along the South line of said 40-acre tract to the Southwest corner thereof, thence North 20 feet, thence East parallel with the South line of said 40-acre tract to the West line of the tract first above-described, thence South along the West line of said first-described tract to the point of beginning; ALSO, including an easement for ingress and egress over and across the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4); All in Section Ten (10), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

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 WISCONSIN SS: COUNTY,	Dated: <u>Septemblier 33, 89</u>
On this 2300 day of SEPTEABER 1989 , before me, the undersigned, a Notary Public in and for said State, personally appeared Maurice Sullivan and Ann Sullivan	Maurice Sullivan (Grantor)
to me known to be the identical persons named in and who executed that they executed the same as their voluntary act and	Ann Sullivan (Grantor)
GEO TO	(Grantor)
(Trits Toring or adding supplier and individual grantor(s) only)	(Grantor)