

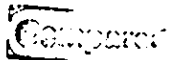
1705

FILED NO. 1885  
BOOK 126 PAGE 483

90 MAR 23 PM 3: 35

MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$5.00  
Transfer \$5.00

|                      |                |
|----------------------|----------------|
| REAL ESTATE TRANSFER |                |
| TAX PAID <u>26</u>   |                |
| STAMP #              |                |
| \$ <u>1705</u>       |                |
| <u>Mary E. Welty</u> |                |
| RECORDER             |                |
| <u>3-23-90</u>       | <u>Madison</u> |
| DATE                 | COUNTY         |



SPACE ABOVE THIS LINE  
FOR RECORDER



**WARRANTY DEED  
(CORPORATE GRANTOR)**

For the consideration of Sixteen Thousand and 00/100--(\$16,000.00)  
Dollar(s) and other valuable consideration, Union State Bank  
a corporation organized and existing under the laws of Iowa  
does hereby Convey to Steven L. Cavanaugh and Carolyn K. Cavanaugh, husband and wife

the following described real estate in Madison County, Iowa:

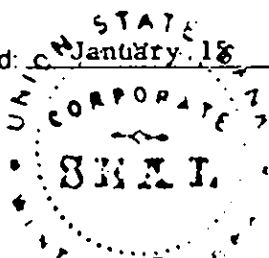
Beginning at a point on the quarter section line 460' South of the center point of Section 8, Township 76 North, Range 28, West of the 5th P.M., Madison County, Iowa, thence West 174', thence South 340', thence East 174', thence North on the quarter section line to the point of beginning. The quarter section line referred to is assumed to bear directly North and South.

This deed is given in fulfillment of a certain real estate contract dated and recorded on November 16, 1979, in Book 109, Page 444, Madison County, Iowa Recorder's Office.

The Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

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

Dated: January 15, 1990



Union State Bank  
By James F. Herrick Title  
By D. A. Bolton Title  
D. A. Bolton, Executive Vice President

STATE OF Iowa, Madison COUNTY, ss:

On this 15 day of January, 1990 before me, the undersigned, a Notary Public in and for said State, personally appeared James F. Herrick and D. A. Bolton to me personally known, who being by me duly sworn, did say that they are the President and Executive Vice President, respectively, of said corporation; that (the seal has been procured by the said corporation; that said instrument was signed (the seal affixed thereto is the seal of said) and sealed on behalf of said corporation by authority of its Board of Directors; and that the said James F. Herrick and D. A. Bolton as such officers, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.



Joyce E. Binns, Notary Public