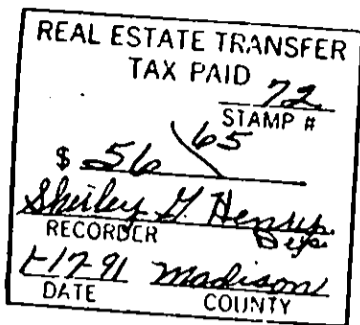


52,000⁰⁰

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

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



FILED NO. 1437

BOOK 128 PAGE 395

91 JAN 17 PM 1:31

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

See \$500
Transfer \$500

COMPARED



WARRANTY DEED — JOINT TENANCY

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of One and no/100 - - - - - (\$1.00)
Dollar(s) and other valuable consideration, Alex E. Cellan and Leah A. Cellan, husband and wife,

do hereby Convey to C. C. Cannon and Gervice F. Cannon

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in
Madison County, Iowa:

A tract of land described as follows, to-wit: Commencing at the South Quarter (1/4) corner of Section Thirty-five (35), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P. M., Madison County, Iowa, thence along the South line of the Southwest Quarter (1/4) of said Section 1267.41 feet, thence North 00° 21' 27" West 63.07 feet to the North Right of Way line of Iowa Highway 92, being the Point of Beginning, thence along said North line, North 89° 59' 34" West 120.52 feet, thence North 00° 15' 29" West 125.82 feet, thence South 88° 49' 26" West 109.14 feet, thence North 00° 41' 48" West 32.07 feet, thence North 88° 51' 07" East 109.29 feet, thence North 00° 27' 35" West 51.10 feet; thence North 89° 51' 26" East 120.43 feet; thence South 00° 21' 27" East 209.26 feet to the Point of Beginning, containing 0.658 acre, more or less.

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, ss:
MADISON COUNTY,

Dated: January 5, 1991

On this 5 day of January, 1991, before me the undersigned, a Notary Public in and for said State, personally appeared Alex E. Cellan and Leah A. Cellan

Alex E. Cellan
Alex E. Cellan (Grantor)

Leah A. Cellan
Leah A. Cellan (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.

Steven P. Weeks
Notary Public

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



(Grantor)