

WARRANTY DEED

Know All Men By These Presents: That Cecil E. Gillespie and Shirley Jean Gillespie, his wife; Stephen Joseph Gillespie, single; James R. Gillespie, single; and Lori Ann Gillespie (now known as Lori Ann Ryner) and Dan Ryner, her husband, all of Madison County, State of Iowa, in consideration of the sum of Ninety and no/100-----(\$90.00)-----DOLLARS and other valuable considerations in hand paid by Iowa Department of Transportation, do hereby sell and convey unto the STATE OF IOWA, the following described premises situated in the County of Madison, State of Iowa, to-wit:

A parcel of land located in the NE 1/4 NE 1/4 of Sec. 4, T75N, R29W of the 5th P.M., Madison County, Iowa, as shown on Acquisition Plat Exhibit "A" attached hereto and by reference made a part hereof.

THE FEE SIMPLE TITLE GRANTED IS TO LAND DESCRIBED AS FOLLOWS:

Commencing at the NE Corner of said Sec. 4, thence S0°00'12"W, 229.78 ft. along the east line of said NE 1/4 NE 1/4, thence N89°59'48"W, 60.89 ft. to a point on the present westerly right of way line of north-south Local Road, the Point of Beginning, thence N33°26'17"W, 155.18 ft. to a point on the present southerly right of way line of Primary Road No. U.S. 92, thence S78°25'02"E, 71.30 ft. along said present southerly right of way line to a point of intersection with the present westerly right of way line of said Local Road, thence S7°44'36"E, 117.24 ft. along said present westerly right of way line, to the Point of Beginning; said parcel contains 0.09 acre.

This deed is given in fulfillment of a certain real estate contract dated May 5, 1991, and recorded in the Madison County Recorder's Office on May 20, 1991, in Book 127, Page 522.

The additional amount of \$410.00, as agreed to by contract, is paid as severance damages to the remaining property and is not subject to real estate transfer tax.

Deeds with a consideration of \$500.00 or less are exempt from transfer tax. Iowa Code Sec. 428A.1.

And the grantors do hereby covenant with the said grantee that said grantors are lawfully seized of said premises; that they have good and lawful authority to sell and convey the same; that said premises are free and clear of all liens and encumbrances whatsoever; and said grantors covenant to warrant and defend the title to said premises against the lawful claims of all persons whomsoever, and each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the above described premises.

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

COMPARED

[Handwritten signature]

FILED NO. 114
BOOK 129 PAGE 66
91 JUL 16 AM 8:22
MICHELLE A. HENNING
RECORDER
MADISON COUNTY, IOWA
Fee \$15.00
Transfer \$5.00

Madison County Project No. FN-92-4(18)--21-61
Cecil E. Gillespie, et al (Parcel 1)

Signed this 28th day of June, A.D. 1991. (SIGN IN INK)

Cecil E. Gillespie
Cecil E. Gillespie

Shirley Jean Gillespie
Shirley Jean Gillespie

Stephen Joseph Gillespie
Stephen Joseph Gillespie

James R. Gillespie
James R. Gillespie

Lori Ann Ryner
Lori Ann Ryner

Dan Ryner
Dan Ryner

STATE OF Iowa, COUNTY OF Madison, SS:

On this 28th day of June, A.D. 1991, before me, the undersigned, a Notary Public in and for said state, personally appeared Cecil E. Gillespie, Shirley Jean Gillespie, Stephen Joseph Gillespie, James R. Gillespie, to me known to be the identical person(s) named in and who executed the Lori Ann Ryner foregoing instrument, and acknowledged that (he) (she) (they) executed the Dan Ryner (his) (her) (their) voluntary act and deed.



Beverly A. Sanderson (Sign in Ink)
Beverly A. Sanderson (Print/Type Name)
Notary Public in and for the State of Iowa

RECORDING INFORMATION: This land is being acquired for public purposes by the Iowa Department of Transportation, Office of Right of Way, 800 Lincoln Way, Ames, IA 50010; therefore a Declaration of Value is not required. Iowa Code Sec. 428A.1.

Madison County Project No. FN-92-4(18)--21-61
Cecil E. Gillespie, et al (Parcel 1)

IOWA DEPARTMENT OF TRANSPORTATION

ACQUISITION PLAT
EXHIBIT "A"

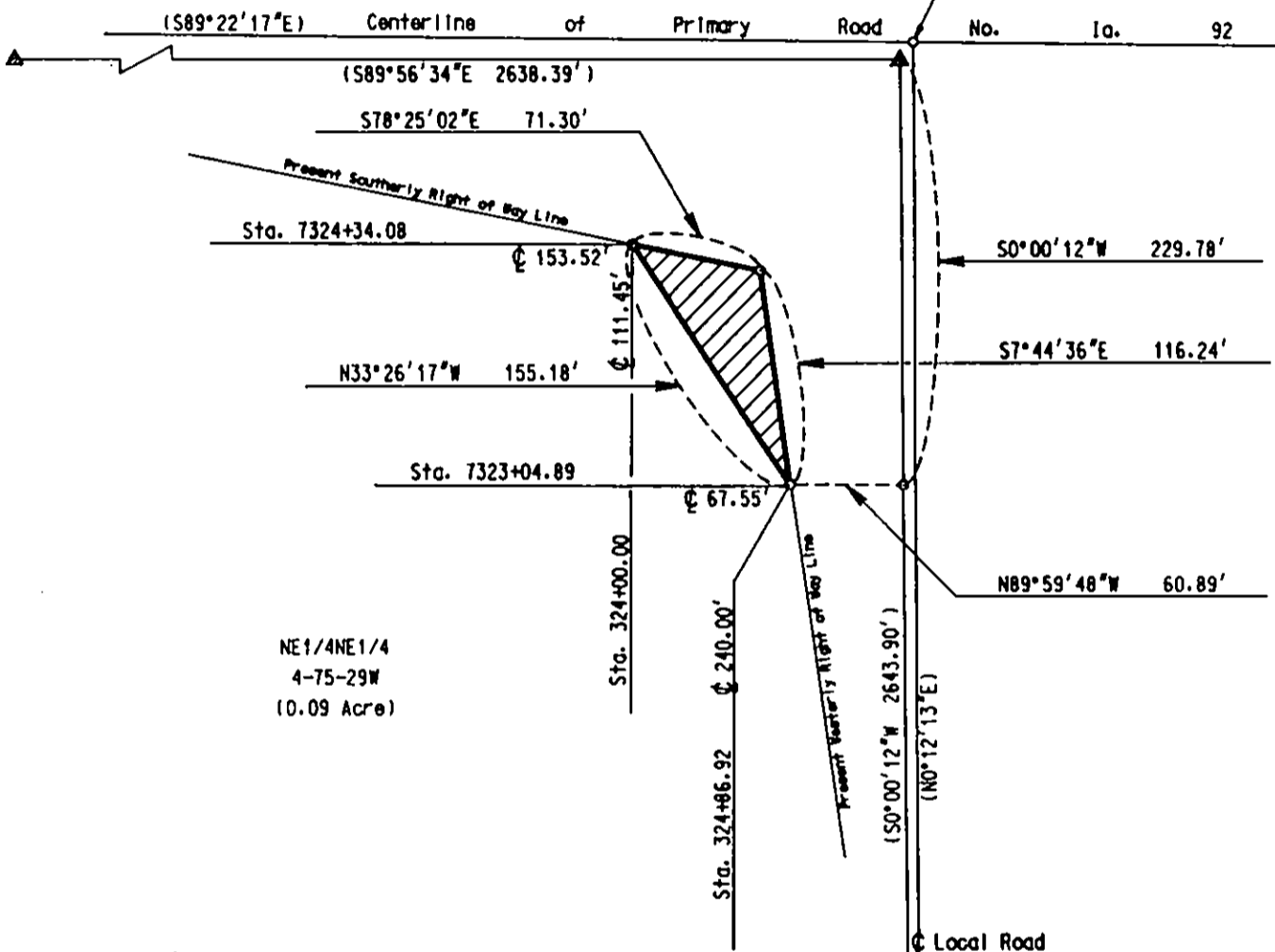


COUNTY MADISON STATE CONTROL NO. 05-∞
 PROJECT NO. FN-92-4(18)--21-61 PARCEL NO. 1
 SECTION 4 TOWNSHIP 75N RANGE 29W
 ROW-FEE 0.09 AC. EASE _____ AC. EXCESS - FEE _____ AC
 ACQUIRED FROM CECIL GILLESPIE

N1/4 CORNER
SEC. 4-75-29W

NE CORNER
SEC. 4-75-29W
to 50°37'47"W 9.57'
from Sta. 325+45.30

P.O.T. Sta. 325+52.7 (O.R.)
= P.I. Sta. 7325+44.40 (S.R.)



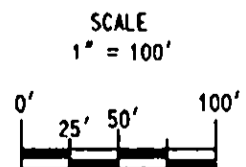
NE1/4NE1/4
4-75-29W
(0.09 Acre)



E1/4 CORNER
SEC. 4-75-29W

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 Land Surveyor under the laws of the State of Iowa.

Leslie J. Marousek 1-25-91
Leslie J. Marousek, Reg. No. 6263 Date



DATE DRAWN 1-17-91

1" = 100'