

Jul 10
Iowa Realty
1516 35th
WDM Ia 50265

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS:

That Janine M. Lochmann f/k/a Janine M. Reese and Vic Lochmann wife and husband, in consideration of the sum of One Dollar and other valuable consideration, hereby CONVEY unto Robert Dillon and Geri J. Dillon, Husband and Wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate, situated in Madison County, Iowa, to-wit:

A tract of land commencing at a point 1,930.18 feet West and 44.97 feet South of the East Quarter (1/4) corner of Section Twelve (12), in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, which point is on the South right-of-way line of Iowa Highway No. 400; thence South 234.30 feet, thence North 87° 53' West 758 feet to the West line of the Southeast Quarter (1/4) of said Section Twelve (12), thence North 7° 06' East 203.70 feet to Iowa Highway No. 400 right-of-way, thence North 83° 16' East 172.63 feet, thence North 89° 51' East 82.58 feet, thence South 81° 41' East 49.24 feet, thence Easterly 403.23 feet along a 12431.8 feet radius curve concave Southerly with a 403.17 feet chord bearing South 88° 49' East, thence South 87° 53' East 23.50 feet to the point of beginning, containing 3.8702 acres

This deed is given in full satisfaction of one certain real estate contract dated November 28, 1989, and filed for record in Book 126 at Page 193 of the records of the recorder of Madison County, Iowa. The warranties contained in this deed extend only to the date of the contract.

Revenue is required in the amount of \$48.95.

And the grantors do HEREBY COVENANT with the grantees, and successors in interest, that the grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that the premises are FREE AND CLEAR OF ALL LIENS AND ENCUMBRANCES WHATSOEVER except as may be above stated; and the grantors Covenant to WARRANT AND DEFEND the premises against the lawful claims of all persons whomsoever, except as may be above stated.

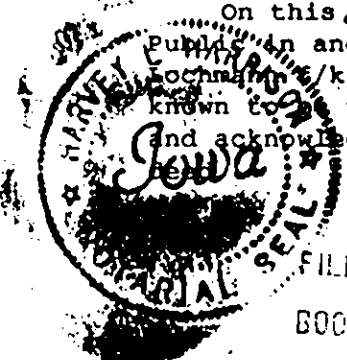
Each of the undersigned relinquishes all rights of dower, homestead and distributive share in and to the described premises.

Signed this 29 day of January, 1991.

Janine Lochmann
Vic Lochmann

STATE OF IOWA, MADISON COUNTY: SS

On this 29 day of January, 1991 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Janine M. Lochmann f/k/a Janine M. Reese and Vic Lochmann, wife and husband, to me known to be the persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and



Harvey A. Morrison
NOTARY PUBLIC IN AND FOR
THE STATE OF IOWA

FILED NO. 374
BOOK 129 PAGE 96
91 AUG -2 PM 2: 11
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA
Fee \$5.00
Transfer \$5.00

REAL ESTATE TRANSFER
TAX PAID 1
STAMP #
\$ 21.20
Michelle Utsler
RECORDER
8-241 Madison
DATE COUNTY

ENTERED FOR TAXATION
THIS 5th DAY OF Aug 1991
AUDITORS FEE \$5.00
James A. ...
AUDITOR
Reed ...
DEPUTY AUDITOR