

IOWA STATE BAR ASSOCIATION  
Official Form No. 104

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

Fee \$5.00  
Transfer \$5.00

REAL ESTATE TRANSFER
TAX PAID 6
STAMP #
\$ 503.20
Michelle Utsler
RECORDER
12-6-91 Madison
DATE COUNTY

FILED NO. **1398**  
BOOK 129 PAGE 378  
91 DEC -6 PM 12:30  
MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

COMBRED



**WARRANTY DEED  
(CORPORATE GRANTOR)**

SPACE ABOVE THIS LINE  
FOR RECORDER

For the consideration of ---Three Hundred Fifteen Thousand  
Dollar(s) and other valuable consideration, MORFORD FARMS, LTD.  
a corporation organized and existing under the laws of the State of Iowa  
does hereby Convey to JOHN K. HEIMBERGER

the following described real estate in Madison County, Iowa:

The Southeast Quarter (1/4) and the East 23 Acres of the South 103 Acres of the Southwest Fractional Quarter (1/4) of Section Thirty (30) in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, EXCEPT A parcel of land located in the Southeast Quarter (1/4) of the Southwest Fractional Quarter (1/4) and in the Southwest Quarter (1/4) of the Southeast Quarter (1/4) of Section Thirty (30), more particularly described as follows: Beginning at the South Quarter Corner of said Section Thirty (30), North 89°52'33" West 530.30 feet; thence North 00°30'26" West 388.94 feet; thence North 90°00'00" East 1118.81 feet; thence South 00°07'22" East 390.07 feet to the South line of said Section Thirty (30); thence, along said South line, South 90°00'00" West 585.91 feet to the Point of Beginning, containing 10.000 Acres, including 0.846 Acres of county road right of way.

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.

MORFORD FARMS, LTD.

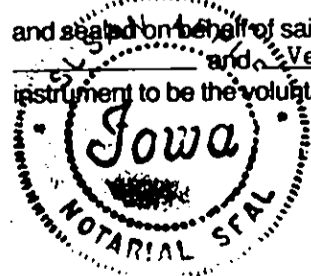
Dated: December 2, 1991

By Fred H. Morford President  
(Fred H. Morford, President) Title  
By Verna L. Morford Secretary  
(Verna L. Morford, Secretary) Title

STATE OF IOWA MADISON COUNTY, ss:

On this 2<sup>nd</sup> day of December, 19 91 before me, the undersigned, a Notary Public in and for said State, personally appeared Fred H. Morford and Verna L. Morford to me personally known, who being by me duly sworn, did say that they are the President and Secretary respectively, of said corporation; ~~that no 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 Fred H. Morford and Verna L. Morford 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.



Susan Apple  
Susan Apple, Notary Public