



Document 2010 2134

Book 2010 Page 2134 Type 03 001 Pages 3  
Date 9/08/2010 Time 4:01 PM  
Rec Amt \$19.00 Aud Amt \$5.00  
Rev Transfer Tax \$252.80  
Rev Stamp# 542 DOV# 606  
LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

INDX ✓  
ANNO  
SCAN  
CHEK

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This instrument prepared by and return to:  
ROSS F. BARNETT, ABENDROTH AND RUSSELL LAW FIRM, 2560 - 73<sup>rd</sup> Street, Urbandale, Iowa 50322 Phone # (515) 278-0623

Mail tax statements to:  
TIMOTHY T. BARNETT, 2348 Saint Charles Road, Winterset, Iowa 50273 A&R File #16725-10-FSB (rft)

1  
2

\$ 158,500.00

## WARRANTY DEED

Legal: LONG LEGAL - SEE ATTACHED

Address: 2348 Saint Charles Road, Winterset, Iowa

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Peter M. Jungen, a single person**, does hereby convey unto **Timothy T. Barnett, a <sup>MARRIED</sup> single person**, the above-described real estate.

### SUBJECT TO ALL COVENANTS, RESTRICTIONS, AND EASEMENTS OF RECORD

Grantor does hereby covenant with Grantee, and successors in interest, that said Grantor holds the real estate by title in fee simple; that the Grantor 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 Grantor covenants 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.

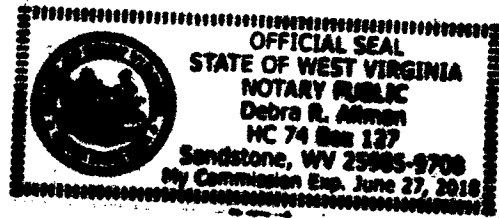
STATE OF WV )  
                                  ) SS:  
COUNTY OF Summers )

On this 3 day of Sept, 2010,  
before me the undersigned, a Notary Public in and for  
said State, personally appeared **Peter M. Jungen**, a  
**single person**, to me known to be the identical  
person named in and who executed the foregoing  
instrument and acknowledged that the person  
executed the same as that person's voluntary act and  
deed.

Debra R. Allman  
Notary Public in and for said State

Dated: 9/3/ , 2010

Peter M. Jungen  
Peter M. Jungen



**A tract of land described as follows, to-wit: Beginning at the Southwest corner of the Northeast Quarter (NE  $\frac{1}{4}$ ) of Section Eight (8), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, thence North 1,107.03 feet along the West line of the said Northeast Quarter (NE  $\frac{1}{4}$ ) to the centerline of the county road; thence South 88°51' East 202.80 feet; thence Southeasterly 870.24 feet along a 818.60-foot-long radius curve concave Southwesterly, having a 829.92 foot-long chord bearing South 58°23  $\frac{1}{2}$ ' East; thence South 62°04' West 170 feet; thence South 08°50' West 170.13 feet; thence South 13°13' East 279.30 feet, thence North 62°41' East 263.50 feet to the centerline of a county road; thence South 13°20' East 272.46 feet to the South line of the said Northeast Quarter (NE  $\frac{1}{4}$ ); thence South 89°47' West 1,094.07 feet to the point of beginning, containing 20.1618 Acres including 4.3989 Acres of County Road Right-of-Way**

