



Document 2011 477

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Rec Amt \$19.00 Aud Amt \$10.00  
Rev Transfer Tax \$183.20  
Rev Stamp# 37 DOV# 41

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CHEK

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

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Jerrold B. Oliver  
FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return To: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731  
Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731  
Taxpayer: R Edward Baur Corp., c/o Robert F. Baur, 1484 McBride Rd., Van Meter, IA 50261



### WARRANTY DEED

For the consideration of \$115,000.00 Dollar(s) and other valuable consideration,  
Ann M. Larson and James A. Larson, Wife and Husband

do hereby  
Convey to R Edward Baur Corp

the  
following described real estate in Madison County, Iowa:  
An undivided 8.34 percent in and to the following described real estate:  
See Exhibit "A" attached.

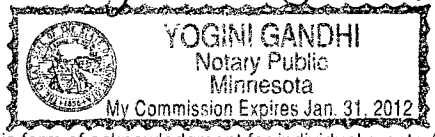
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and Convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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.

Ann M. Larson  
Ann M. Larson (Grantor)

Dated: \_\_\_\_\_  
James A. Larson  
James A. Larson (Grantor)

STATE OF MINNESOTA, COUNTY OF Ramsey  
This instrument was acknowledged before me on Feb. 4<sup>th</sup>, 2011, by Ann M. Larson

Yogini Gandhi  
Notary Public



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

STATE OF MINNESOTA, COUNTY OF Big Stone  
This instrument was acknowledged before me on February 9, 2011, by James A. Larson



Linda Hofhenke  
Minnesota, Notary Public  
Linda Hofhenke

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_  
This instrument was acknowledged before me on \_\_\_\_\_, by \_\_\_\_\_

\_\_\_\_\_, Notary Public

STATE OF \_\_\_\_\_, COUNTY OF \_\_\_\_\_  
This instrument was acknowledged before me on \_\_\_\_\_, by \_\_\_\_\_

\_\_\_\_\_, Notary Public

EXHIBIT "A"

The Northeast Quarter (1/4) of the Northwest Quarter (1/4) and the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of Section One (1) in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa;

AND

The North Half (1/2) of the Southeast Quarter (1/4); the Southwest Quarter (1/4) of the Southeast Quarter (1/4); the South Half (1/2) of the Northeast Quarter (1/4); the Northeast Quarter (1/4) of the Southwest Quarter (1/4); the Southeast Quarter (1/4) of the Southwest Quarter (1/4); the Northwest Quarter (1/4) of the Southwest Quarter (1/4) except the West 25.16 acres and 1.02 acres of road; the portion of the East Half (1/2) of the Northwest Quarter (1/4) which lies South of the old channel of North River, and the East part of the Southwest Quarter (1/4) of the Northwest Quarter (1/4) which lies South of the old channel of North River; all in Section Thirty-six (36), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa.