

REC: NO FEE
 AUD: _____
 R.M.F.R. _____
 COMPALED
 RECORDED
 COMPUTER

FILED NO. 2322
 BOOK 44 PAGE 532
 97 DEC 19 AM 9:38
 MICHELLE UTSLER
 RECORDER
 MADISON COUNTY IOWA

JOAN WELCH
 MADISON COUNTY AUDITOR

To: Mary-Eyleen McKinley Date: 12-15-97
1933 Elmwood ave
Earlham, Ia. 50072

From: Joan Welch, Madison County Auditor

RE: Division of land using metes and bounds description, see below/enclosed.

NOTICE OF REQUIREMENT TO FILE PLAT OF SURVEY

Pursuant to Section 354.4 and 354.13, copies of which are attached, you are hereby notified that as owners of the land or of some interest in the land hereinbefore described above, which has been divided using a metes and bounds description, you are required by the aforementioned Code sections to have a plat of survey made of the division and record same as required by Chapter 354, Code of Iowa. Information concerning the preparation and recording of plats of survey may be obtained by consulting Chapter 354, Code of Iowa.

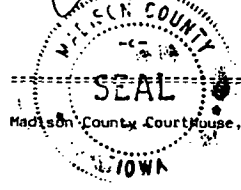
You are further notified if you fail, within thirty (30) days to comply with this notice, or file with the Madison County Auditor's Office a statement of intent to comply with this notice, a surveyor shall be contracted to have a survey made and a plat of survey recorded as necessary to comply with Chapter 354, Code of Iowa. Pursuant to Section 354.17, Code of Iowa, the total cost of the surveying, platting and recording of a plat shall be assessed to each parcel included in the plat of survey and collected in the same manner as general taxes.

You are further notified that pursuant to Section 354.14, you may appeal said notice to the District Court within twenty (20) days after receiving this notice.

If you have any questions regarding this notice, please contact me in my office at 462-3914.

Dated this 15 day of December, 1997 at Winterset, Madison County, Iowa.

Joan Welch
 Joan Welch
 Madison County Auditor



Madison County Court House, P. O. Box 152, Winterset, Iowa 50273

COMPUTER
RECORDED
COMPARED _____

REC \$ 5.00
AUD \$ 5.00
R.M.F. \$ 1.00

Reynoldson, Van Werden, Lloyd & Reynoldson, L.L.P., P.O. Box 199, Osceola, Iowa 50213 1-515-342-2157

WARRANTY DEED

IN CONSIDERATION OF A Gift,

JESSIE R. SAWHILL f/k/a JESSIE R. BOND,

an unmarried person,

does hereby CONVEY unto

MARY EYLEEN McKINLEY,

the following described real estate located in Madison County, Iowa:

AN UNDIVIDED ONE-HALF INTEREST in and to:

A tract located in the Southeast Quarter of the Northeast Quarter (SE $\frac{1}{4}$ NE $\frac{1}{4}$) of Section Twenty-two (22), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, more particularly described as:

A tract bounded by a line described as commencing at the East Quarter corner of Section Twenty-two (22), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M.; thence North 00 $^{\circ}$ 00' along the Section line a distance of 657 feet to the point of beginning; thence North 00 $^{\circ}$ 00' along the Section line a distance of 440 feet; thence West 00 $^{\circ}$ 00' 360 feet; thence South 00 $^{\circ}$ 00' 150 feet; thence East 00 $^{\circ}$ 00' 29.72 feet; thence South 00 $^{\circ}$ 00' 290 feet; thence East 00 $^{\circ}$ 00' 330.28 feet, more or less, to the point of beginning. (Containing 3.44 acres, including .33 acres of public road right-of-way.)

Note: The east line of the Northeast Quarter (NE $\frac{1}{4}$) of Section 22-T76N-R29W, is assumed to bear due North and South.

**NO TRANSFER TAX
NO CONSIDERATION**

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 stated above; 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 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 masculine, feminine or neuter gender, according to the context.

IN WITNESS WHEREOF, I have subscribed my name on this 9 day of December, 1997.

Jessie R. Sawhill
Jessie R. Sawhill f/k/a Jessie R. Bond

CERTIFICATE OF ACKNOWLEDGMENT

STATE OF IOWA, MADISON COUNTY, SS:

On this 9 day of December, 1997, before me, a Notary Public in and for said County and State, personally appeared Jessie R. Sawhill f/k/a Jessie R. Bond, an unmarried person, to me known to be the identical person named in and who executed the same as her voluntary act and deed.



L.P. Van Werden
Notary Public in and for the State of Iowa