



Document 2011 886

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Rec Amt \$19.00 Aud Amt \$5.00
Rev Transfer Tax \$559.20
Rev Stamp# 91 DOV# 100
LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

INDX ✓
ANNO
SCAN
CHEK



\$359,000

WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

Taxpayer Information: (Name and complete address)

Stephen F. and Patricia L. Dryden, 33446 Waterberry Circle, Waukee, IA 50263

Return Document To: (Name and complete address)

John E. Casper, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273, Phone: (515) 462-4912

Grantors:

Daniel J. Nielsen
Lonna J. Nielsen

Grantees:

Stephen F. Dryden
Patricia L. Dryden

Legal description: See Page 2

Document or instrument number of previously recorded documents: N/A

EXHIBIT "A"

The South Half ($\frac{1}{2}$) of the Northeast Quarter ($\frac{1}{4}$), and the North Half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$), all in Section Thirteen (13), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, **EXCEPT** the following described Parcels:

1. That part of Parcel "H" located in the Southwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) and in the Southeast Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of said Section Thirteen (13), as shown in Amended Plat of Survey filed in Book 2009, Page 3562 on November 24, 2009, in the Office of the Recorder of Madison County, Iowa.
2. Parcel "B" located in the Southeast Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) of said Section Thirteen (13), as shown in Plat of Survey filed in Book 2, Page 678 on May 6, 1996, in the Office of the Recorder of Madison County, Iowa.
3. That part of Parcel "J" that lies in the Southwest Quarter ($\frac{1}{4}$) of the Northeast Quarter ($\frac{1}{4}$) and in the Northwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of said Section Thirteen (13), as shown in Amended Plat of Survey filed in Book 2010, Page 741 on April 5, 2010, in the Office of the Recorder of Madison County, Iowa.
4. That part of Parcel "F" located in the Northwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of said Section Thirteen (13), as shown in Plat of Survey filed in Book 2009, Page 3227 on October 28, 2009, in the Office of the Recorder of Madison County, Iowa.
5. Parcel "M" located in the Northwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of said Section Thirteen (13), as shown in Plat of Survey filed in Book 2010, Page 1039 on May 6, 2010, in the Office of the Recorder of Madison County, Iowa.
6. Parcel "D" located in the Northeast Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) and in the Northwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Thirteen (13), in Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 16.25 acres, as shown in Plat of Survey filed in Book 2004, Page 5935 on December 15, 2004, in the Office of the Recorder of Madison County, Iowa.