Book 2013 Page 95 Type 03 001 Pages 2 Date 1/09/2013 Time 10:49 AM Rec Amt \$12.00 Aud Amt \$5.00

INDX/ ANNO SCAN

CHEK

LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA



Prepared by and Return to: Benjamin E. Moore Rembolt Ludtke LLP 1201 Lincoln Mall, Ste 102 Lincoln, NE 68508 (402) 475-5100

Taxpayer: Thomas M. Price, Trustee of the Thomas M. Price Revocable Trust dated 1/8/1999 as amended 832 North Lakeshore Drive Lincoln, NE 68528

WARRANTY DEED

THOMAS M. PRICE, a married person, Grantor, for sufficient consideration, conveys to Grantee, THOMAS M. PRICE, as TRUSTEE of the THOMAS M. PRICE REVOCABLE TRUST, or any duly qualified successor Trustee thereof, pursuant to a written Trust Agreement dated January 8, 1999, as amended, the following described real estate:

The Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section Thirteen (13), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "A", located in the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of said Section Thirteen (13), containing 10.000 acres, as shown in Plat of Survey filed in Book 2001, Page 5634 on December 14, 2001, in the Office of the Recorder of Madison County, Iowa, AND EXCEPT Parcel "B", located in the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of said Section Thirteen (13), containing 19.934 acres, as shown in Plat of Survey filed in Book 2002, Page 1892 on April 22, 2002, in the Office of the Recorder of Madison County, Iowa.

No Transfer Tax Stamp Required Consideration less than \$500.00

Grantor covenants (jointly and severally, if more than one) with Grantee that Grantor:

(1) is lawfully seised of such real estate and that it is free from encumbrances except easements and restrictions of record;

(3)	warrants and will defend title to the real estate against the lawful claims of all persons.
Executed:	December 28, 2012 Thomas M. Price Samela J. Price/as wife of Thomas M. Price
	NEBRASKA)) ss: OF LANCASTER)
The Poor L. and wife.	foregoing instrument was acknowledged before me on 28, 2012, by Thomas M. Price and Pamela J. Price, husband
GENERAL NOTA BENJA My Comr	MAY - State of Nebraska MIN E. MOORE m. Exp. Sept. 30, 2013 N24426\001\00544400.DOCX

has legal power and lawful authority to convey the same;

(2)