



Document 2013 3109

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Recorded: 10/15/2013 at 10:23:44.0 AM  
Rec Amt \$12.00 Aud Amt \$5.00  
Revenue Tax: \$227.20  
LISA SMITH RECORDER  
Madison County, Iowa  
Rev Stamp# 317 DOV# 327

INDX ✓  
ANNO  
SCAN  
CHEK

This document was prepared by Terry Monson, 700 Walnut, Ste. 1600, Des Moines, IA 50309 (515) 283-8035  
After recording please return to: Stephen F. Dryden, 6205 Mills Civic Parkway, West Des Moines, IA 50266  
Tax Statement Address: Macksburg Wind Energy LLC, 6205 Mills Civic Parkway, West Des Moines, IA 50266

\$142,500

### WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration, James E. Gregory does hereby convey to Macksburg Wind Energy LLC, an Iowa limited liability company, the following described real estate in Madison County, Iowa:

PARCEL "A" OF THE SE 1/4 SE 1/4 SEC. 15-T74N-R29W ACCORDING TO THE PLAT OF SURVEY RECORDED AT **BOOK 2013, PAGE 2961** OF THE MADISON COUNTY RECORDS AND MORE PARTICULARLY DESCRIBED AS:

A PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 74 NORTH, RANGE 29 WEST OF THE 5TH P.M., MADISON COUNTY, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 15; THENCE SOUTH 89°54'52" WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST 1/4, A DISTANCE OF 740.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89°54'52" WEST, ALONG SAID SOUTH LINE, 467.00 FEET; THENCE NORTH 0°05'08" WEST, 932.76 FEET; THENCE NORTH 89°54'52" EAST, 467.00 FEET; THENCE SOUTH 0°05'08" EAST, 932.76 FEET TO THE POINT OF BEGINNING AND CONTAINING 10.00 ACRES INCLUDING 0.35 ACRES OF ROAD RIGHT OF WAY MORE OR LESS.

Grantor does hereby covenant with grantee, and successors in interest, that grantor holds the real estate by title in fee simple; that it 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.

Signature: *James E. Gregory*  
James E. Gregory, spouse of Natalie R. Gregory

Signature: *Natalie R. Gregory*  
Natalie R. Gregory, spouse of James E. Gregory

STATE OF Nebraska, Douglas COUNTY, ss:

This record was acknowledged before me on October 10<sup>th</sup>, 2013, by James E. Gregory and Natalie R. Gregory, husband and wife.

*Jeff Fuqua*  
Jeff Fuqua Notarial Officer

My commission expires: 11/9/16

STAMP

