WARRANTY DEED

Know All Men by These Presents: That Esther L. Read, Single

, in consideration of the sum of EIGHTY THOUSAND DOLLARS----------($80,000.00) in hand paid do hereby **Convey** unto Robert E. Eivins

Grantees' Address: Macksburg, IA 50155

the following described real estate, situated in Madison County, Iowa, to-wit:

The West Half ($W\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$) and the East Half ($E\frac{1}{2}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section Four (4), in Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa

C

REAL ESTATE TRANSFER
TAX PAID 3
STAMP #
$ 87.45
Shirley G. Henry, Dep.
RECORDER
6-5-85 Madison
DATE COUNTY

FILED NO. 2161
BOOK 118 PAGE 748
1985 JUN -5 PM 4:21
MARY E. WELTY
RECORDER
1pg MADISON COUNTY, IOWA
Fee $5.00
Transfer $5.00

This Deed is given in fulfillment of a real estate contract dated August 26, 1974, and recorded on August 29, 1974, at Deed Record 104, Page 194 in the Office of the Madison County Recorder.

. And the grantors do **Hereby Covenant** with the said grantees, and successors in interest, that said grantors hold said real estate by title in fee simple; that they have good and lawful authority to sell and convey the same; that said premises are **Free and Clear of all Liens and Encumbrances Whatsoever** except as may be above stated; and said grantors Covenant to **Warrant and Defend** the said 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 described premises.

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.

Signed this 5th day of June, 19 85.

Esther L. Read
Esther L. Read

STATE OF IOWA,
MADISON COUNTY, SS:

On this 5th day of June, 19 85, before me, the undersigned, a Notary Public in and for said State, personally appeared Esther L. Read

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

CAROL KNAPP
Carol Knapp
NOTARIAL Knapp, Notary Public in and for the State of Iowa

321 West Washington
Winterset, IA 50273
(Grantor's address)