AGREEMENT TO MODIFICATION OF REAL ESTATE CONTRACT

THIS AGREEMENT entered into this 8th day of May, 1981, by and between N. J. Vanderpool and Norma J. Vanderpool, husband and wife, Steven Joe Vanderpool and Carolyn Vanderpool, husband and wife, of Warren County, Iowa, hereinafter referred to as "Sellers" and Timothy J. Beeler and Marcia Beeler, husband and wife, of Madison County, Iowa, hereinafter referred to as "Buyers, WITNESSETH:

WHEREAS, the parties have heretofore entered into a Real Estate Contract dated the 22nd day of September, 1980, said Contract recorded in Book 114, Page 299, Office of the Recorder of Madison County, Iowa, for the following described real estate, to-wit:

> The West Half of the Southeast Quarter except the North 12 acres thereof, and the North Half of the Northeast Quarter of the Southwest Quarter, except beginning at a point 84.4 feet East and 44.3 feet South of the Northwest corner thereof, thence South 39 degrees 02' West, 47.63 feet, thence South 378 feet, thence East 183 feet, thence North 124 feet, thence East 144 feet,thence North 267 feet, thence West to the point of beginning, containing 2½ acres more or less, and also except 1.8 acres public highway, all in Section 12 in Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa.

WHEREAS, It has been mutually agreed between the parties to change the description and other matters contained in said Contract as previously recorded as follows:

NOW THEREFORE, THE PARTIES HERETO AGREE that the Real Estate Contract as recorded in Book 114, Pages 299, Office of the Madison County Recorder should be modified and changed as follows:

1. That the real estate description shall be modified to read as follows:

> The West Half of the Southeast Quarter except the North 20 acres thereof, and the North Half of the Northeast Quarter of the Southwest Quarter, except beginning at a point 84.4 feet East and 44.3 feet South of the Northwest corner thereof, thence South 39 degrees 02' West, 47.63 feet, thence South 378 feet, thence East 183 feet, thence North 124 feet, thence East 144 feet, thence North 267 feet, thence West to the point of beginning, containing 2½ acres more or less, and also except 1.8 acres public highway, all in Section 12 in Township 74 North, Range 27 West of the 5th P.M., Madison County, Iowa.

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1981 MAY 29 PM 1:00
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee $6.00
2pgs.

2. That the principal balance of $43,500.00 as shown in said contract shall be changed to read: Balance of $40,678.19, of which $38,500.00 represents principal and $2178.19 represents accrued interest to April 6, 1981, shall be payable in installments of $2,000.00 principal plus interest commencing on the 1st day of March, 1982, and continuing on the 1st day of each March thereafter until March 1st, 1991, when the entire unpaid remaining principal balance and interest shall be due and payable. The principal balance shall be amortized annually. Purchaser may prepay without penalty.

3. That Buyers agree to pay interest on said balance of $40,678.19 from April 6, 1981 at the rate of 9% (nine per cent) per annum, payable annually.

4. It is further agreed that said Buyers will Quit Claim said eight acres to the Sellers as soon as said real estate has been surveyed and a legal description available for the transfer of same.

5. The parties agree that all other terms and conditions of said Real Estate Contract are hereby ratified and confirmed.

BUYERS:

Timothy D. Beeler
Timothy D. Beeler

Marcia Beeler
Marcia Beeler

SELLERS:

N. J. Vanderpool
N. J. Vanderpool

Norma J. Vanderpool
Norma J. Vanderpool

Steven Joe Vanderpool
Steven Joe Vanderpool

Carolyn Vanderpool
Carolyn Vanderpool

STATE OF IOWA :
: ss
COUNTY OF MADISON:

On this 8th day of May, 1981, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Timothy D. Beeler and Marcia Beeler, husband and wife, to me known to be the identical persons named in and who executed the above and foregoing, and acknowledged that they executed the same as their voluntary act and deed.

REMONIA J. DUNN
MY COMMISSION EXPIRES
September 30, 1983

Remonia J. Dunn
Notary Public

STATE OF IOWA :
: ss
COUNTY OF WARREN :

On this 18 day of May, 1981, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared N. J. Vanderpool and Norma J. Vanderpool, husband and wife, and Steven Joe Vanderpool and Carolyn Vanderpool, husband and wife, to me known to be the identical persons named in and who executed the above and foregoing, and acknowledged that they executed the same as their voluntary act and deed.

CLAIRE ... IOWA ... SEAL

Diane R. Patton
Notary Public