3.85

STATE OF IOWA, ss.
MADISON COUNTY,

Inst. No. 1776 Compared
Book 113 Page 545

Filed for Record this 7 day of June 19 82 at 12:30 PM
Recording Fee none Mary E. Welty, Recorder, By Shirley L. Henry Deputy

EASEMENT FOR PUBLIC HIGHWAY

KNOW ALL MEN BY THESE PRESENTS

That William A. Ryner

IND. ✓
REC. ✓
PAGE ✓

of Madison County, State of Iowa in consideration of the sum of

($3,932.46) Three thousand nine hundred thirty two and 46/100----------DOLLARS

in hand paid by Madison County, Iowa, do hereby sell and convey unto the said Madison County, for road purposes and for use as a Public Highway, the following described premises situated in the County of Madison, State of Iowa, to-wit: A parcel of land located in the Southeast quarter of Section 19 and the Southwest quarter of Section 20, Township 76 North, Range 27 West of the Fifth Principal Meridian, Union Township, Madison County, Iowa, more particularly described as follows: Commencing as a point of reference at the South quarter corner of said Section 19; thence South 88°47' East 653.6 feet along the South line of the Southeast quarter of said Section 19 (this is an assumed bearing for the purpose of this description only); thence North 0°54' East 154.7 feet to the point of beginning; thence continuing North 0°54' East 672.9 feet; thence 479.6 feet Northeasterly along a 1333.2 foot radius curve concaved Southeasterly (chord North 28°27' East 477.0 feet); thence South 89°06' East 4.3 feet; thence North 0°54' East 5.5 feet; thence 671.2 feet Northeasterly along a 1333.2 foot radius curve concaved Southeasterly (chord North 53°29' East 664.2 feet); thence North 83°20' East 1241.9 feet to the point of intersection with the West line of the Southwest quarter of said Section 20; thence North 85°11' East 150.8 feet; thence 425.8 feet Northeasterly along a 717.3 foot radius curve concaved Northwesterly (chord North 68°11' East 419.5 feet); thence South 86°06' East 88.4 feet; thence South 51°11' West 239.9 feet; thence South 72°25' West 464.2 feet to the point of intersection with the West line of the Southwest quarter of said Section 20; thence South 82°40' West 871.1 feet; thence South 79°13' West 164.3 feet; thence South 85°07' West 385.9 feet; thence Southwesterly 1240.0 feet along a 1218.2 foot radius curve concaved Southeasterly (chord South 26°59' West 1187.1 feet); thence South 0°54' West 279.7 feet; thence North 87°14' West 55.0 feet to the point of beginning, and subject to encumbrances of record, and containing 8.0 acres more or less.

and I am hereby covenant with the said Madison County that I do lawfully seized of said premises; that they are free from incumbrance

that I have good and lawful authority to sell and convey the same, and I do hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever and the said Mary Cathrine Ryner hereby relinquishes her right of dower in and to the premises hereinbefore conveyed.

Signed this 29 day of April, A. D. 1982.

x Wm a. Ryner
x Mary C. Ryner

TIM WADDINGHAM
Iowa
NOTARIAL SEAL

STATE OF IOWA, Madison County, ss.

On this 29 day of April A. D. 1982 before me Tim Waddingham a Notary Public in and for said County, personally appeared Wm. A. Ryner and Mary C. Ryner to me known to be the person S named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Tim Waddingham
Notary Public in and for said County.

REAL ESTATE TRANSFER TAX
- 7 JUN 82
SH 6-7-82
SH 6-7-82
$003.85 TRF FEE
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