BK 14
(Rev. 10/79)

United States Bankruptcy Court

For the SOUTHERN **District of** IOWA

I, Marguerite F. Lary **Clerk of Bankruptcy Court**

in and for said District, do hereby certify that the attached copy of Petition for Relief; Schedule B-1; Motion to Deed Real Estate to Mutual Benefit Life Insurance Co.; Notice of Motion to deed real estate; Objection to Proposed Sale or Real Estate; Order Approving Motion to Sell Real Estate; Motion to Modify Order Approving Motion to Sell Real Estate; Order Modifying Order Approving Motion to Sell Real Estate. I certify that there was no Objection, Notice of Appeal, Application to Extend Time for Appeal, or Motion to Stay has been filed in connection with said Order

in the case of Crawford C. Hubbell

debtor, No. 85-63-C **has been compared with the original thereof and that it is a complete and correct copy of such original as it appears of record and on file in my office.**

In testimony whereof I have hereunto set my hand at Des Moines, Iowa

in said District, this 6th **day of** December, **19** 85

[*Seal of the U.S. Bankruptcy Court*]

Date of issuance: December 6, 1985

Marguerite F. Lary
Clerk of Bankruptcy Court

Madalyn Wright
Deputy Clerk

Compared

FILED NO. 1194
BOOK 35 PAGE 788

1985 DEC 13 PM 12:10

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee $85.00

FORM No. 1 Voluntary Petition Individual or Joint Petition

Name John H. Neiman
Attorney for Petitioner
Address 1119 High Street
Des Moines, Iowa 50308
Telephone: (515) 282-9247

[NOTE: These official forms should be observed and used with such alterations as may be appropriate to suit the circumstances. See Rule 9009.]

VOLUNTARY PETITION

☒ INDIVIDUAL ☐ JOINT PETITION

UNITED STATES BANKRUPTCY COURT FOR THE

SOUTHERN DISTRICT OF IOWA

In re

FOR COURT USE ONLY

CRAWFORD COX HUBBELL

Debtor [set forth here all names including trade names used by Debtor within last 6 years].
Social Security Number [redacted]
and Debtor's Employer's Tax Identification No.
Social Security Number
and Debtor's Employer's Tax Identification No.

Date Petition Filed

85-63-C

Case No.

Bankruptcy Judge

VOLUNTARY PETITION

1. Petitioner's(s') mailing address, including county, is 2942 Sioux Court, Des Moines, Iowa 50321 - Mailing Address - P.O. Box 835, Des Moines, Iowa 50304

2. Petitioner(s') has (have) resided [or has had his (their) domicile or has had his (their) principal place of business or has had his (their) principal assets] within this district for the preceding 180 days [or for a longer portion of the preceding 180 days than in any other district].

3. Petitioner(s) is (are) qualified to file this petition and is (are) entitled to the benefits of title 11, United States Code as a voluntary debtor(s).

4. [If appropriate] ~~A copy of petitioner's(s) proposed plan, dated ..... is attached~~ [or Petitioner(s) intends to file a plan pursuant to chapter 11 or chapter 13] of title 11, United States Code.

5. [If Petitioner(s) is (are) a Corporation] Exhibit "A" is attached to and made part of this petition.

6. [If Petitioner(s) is (are) (an) individual(s) whose debts are primarily consumer debts.] Petitioner(s) is (are) aware that [he or she] may proceed under chapter 7 or 13 of title 11, United States Code, understands the relief available under each such chapter, and chooses to proceed under chapter 7 or such title.

7. [If Petitioner(s) is (are) (an) individual(s) whose debts are primarily consumer debts and such petitioner(s) is (are) represented by an attorney.] A declaration or an affidavit in the form of Exhibit "B" is attached to and made a part of this petition.

WHEREFORE, petitioner(s) prays for relief in accordance with chapter 7 [or chapter 11 or chapter 13] of title 11, United States Code.

RELIEF ORDERED

Signed: John H. Neiman
John H. Neiman [Attorney for Petitioner(s)]
Address: 1119 High Street
Des Moines, IA. 50308

[Petitioner(s) signs if not represented by attorney.]

Petitioner

Petitioner

I/We, Crawford Cox Hubbell, the petitioner(s) named in the foregoing petition, declare under penalty of perjury that the foregoing is true and correct.

Executed on January 14, 1985

Signature Crawford Cox Hubbell
Petitioner

Signature
Petitioner

cc: 5 Fed. agencies 1/17/85

FORM 1 Rev. July 10, 1984 GRAHAM-PIERCE LEGAL PRINTERS, BOX 1866, FAIRVIEW HEIGHTS, ILL. 62208, PHONE 1-800-851-3899 (IN ILLINOIS) 1-618-632-5600

OFFICIAL FORMS

Schedule B — Statement of All Property of Debtor

Schedules B-1, B-2, B-3 and B-4 must include all property of the debtor as of the date of the filing of the petition by or against him.

Schedule B-1. — Real Property

Description and location of all real property in which debtor has an interest [including equitable and future interests, interests in estates by the entirety, community property, life estates, leaseholds, and rights and powers exercisable for his own benefit]	Nature of interest [specify all deeds and written instruments relating thereto]	Market value of debtor's interest without deduction for secured claims listed in Schedule A-2 or exemptions claimed in Schedule B-4
		$
Home - 2942 Sioux Court, Des Moines, IA. Unit 16, Lot 4, Park at Southern Hills	Cost	40,900.00
58% interest in 400 acres in Dallas County, IA. Sections 20 & 29, Township 78 North, Range 26 West.	Appraisal	141,810.00
961 Acres in Madison County, Iowa - Sections 16, 20 & 21, Township 75 North, Range 29 West.	Appraisal	294,385.00
Land in Marshalltown, Iowa 06-83-18 Lot 1, 1 SW NW and Lot 1-1-1 NW, SW TC402A 06-83-18 Lot 2, SE NW TC401A 06-83-18 Lot 2 SW NW and Lot 2 NE SW TC402B		50,000.00
1200 East Broadway, Des Moines, Iowa N 225 F., S 258 F., E 300 F., S½, E½, SW¼, SE¼, Sec. 14-79-24.	Appraisal	137,321.00
3318, 3322, 3324, 3326, 3406 Merle Hay Road and 3325 - 59th Street, Des Moines, Iowa Lots 13, 14, 15 and 29 Clover Acres	Appraisal	91,760.00
4785 N.E. 7th, Des Moines, Iowa N½ Lot 25, Lot 22, Lot 26 (drainage ditch) Freehold	Appraisal	500.00
Land under Des Moines Ice Arena Lot 1, Charleston Court Plat 1	Appraisal	27,402.00
Parking lot for ice arena Lot 3, Charleston Court Plat 1	Appraisal	150,000.00
Land under K-Mart at 73rd & Hickman, Des Moines, IA. Lot 3, Charleston Court Plat 1	Appraisal	162,000.00
Land leased to Shakey's Pizza Except N. 32 F. S. 270.4 F. on W. Ln. - Irregular tract bearing W. 178.8 F. E. 600 F. S., 315.4 F. on SE¼ Sec. 26-79-25.	Appraisal	75,000.00
Lot at Cape Coral, Florida Block 1974, PB 14, PG100 Lots 24 and 25	Cost	3,780.00
	Total	1,039,858.00

NEIMAN NEIMAN STONE & SPELLMAN PC ATTORNEYS AT LAW 1119 HIGH STREET DES MOINES, IOWA 50308

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE SOUTHERN DISTRICT OF IOWA
* * *

In the Matter of	)	
	)	CHAPTER 11
CRAWFORD COX HUBBELL,	)	
	)	NO. 85-63-C
Debtor.	)	
	)	

MOTION TO APPROVE SALE OF REAL ESTATE

COMES NOW Crawford C. Hubbell, Debtor-in-Possession, and states:

1. That among his assets is a farm located in Madison County, Iowa, containing approximately 961 acres, legally described as follows:

> The Southeast Quarter (SE-1/4) and the Southwest Quarter (SW-1/4); the Southwest Quarter (SW-1/4) of the Northwest Quarter (NW-1/4), and all that part of the East 3/4's of the Northwest Quarter (NW-1/4) of the Northwest Quarter (NW-1/4) lying and being South of the main channel of Middle River; all in Section Sixteen (16) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and
>
> The Northeast Quarter (NE-1/4) of Section Twenty (20), and the West One Half (W-1/2) and the Northwest Quarter (NW-1/4) of the Southeast Quarter (SE-1/4), and the West Sixty-seven (67) acres of the Northeast Quarter (NE-1/4), except railroad right-of-way of Section Twenty-one (21) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

NEIMAN NEIMAN STONE & SPELLMAN PC ATTORNEYS AT LAW 1119 HIGH STREET DES MOINES, IOWA 50308

2. Said property is mortgaged to the Mutual Benefit Life Insurance Company with a balance on the mortgage as of the date of the filing of the petition herein of $421,469.19, which mortgage is delinquent by the payment due in the Fall of 1984. There will be an additional payment due April 1, 1985.

3. Debtor, immediately prior to the filing of the petition herein, had said real estate appraised by two (2) knowledgeable, competent farm real estate appraisers. The average of the two appraisals of said real estate amounted to $294,385.00.

4. That Debtor is of the opinion that there is no equity in said real estate and has offered to deed said real estate to the Mutual Benefit Life Insurance Company in full satisfaction of its mortgage.

5. Mutual Benefit Life Insurance Company has agreed to accept said deed, but has also indicated that it may desire that the deed be made to a party or parties of their choice who will assume and agree to pay said mortgage, in which case the Insurance Company will give Debtor a separate release.

6. Said real estate is further subject to a second mortgage to Bankers Trust Company and Bankers Trust Company has agreed to release its second mortgage.

7. That it is to the best interest of Debtor and Debtor's creditors that Debtor be authorized to deed said

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real estate to Mutual Benefit Life Insurance Company or to the party or parties they determine in consideration of a full release of any liability of Debtor on the mortgage to Mutual Benefit Life Insurance Company.

WHEREFORE, Crawford Cox Hubbell, Debtor-in-Possession, prays that he be authorized to deed the real estate described above to Mutual Benefit Life Insurance Company or to the party or parties they determine and deliver said deed in return for a release of any liability he may have on the mortgage signed by him to the Mutual Benefit Life Insurance Company.

CRAWFORD COX HUBBELL, Debtor
and Debtor-in-Possession

By John H. Neiman
John H. Neiman, His Attorney
1119 High Street
Des Moines, Iowa 50308
(515) 282-9247

FILED
APR 08 1985

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE SOUTHERN DISTRICT OF IOWA
* * *

In the Matter of	)	
	)	CHAPTER 11
CRAWFORD COX HUBBELL,	)	
	)	NO. 85-63-C
Debtor.	)	
	)	

NOTICE

TO: THE CREDITORS OF THE ABOVE-NAMED DEBTOR AND OTHER INTERESTED PARTIES.

You and each of you are hereby notified that Crawford Cox Hubbell, Debtor-in-Possession, has filed a Motion for an Order authorizing him to deed the following described real estate situated in Madison County, Iowa, to-wit:

> The Southeast Quarter (SE-1/4) and the Southwest Quarter (SW-1/4); the Southwest Quarter (SW-1/4) of the Northwest Quarter (NW-1/4), and all that part of the East 3/4's of the Northwest Quarter (NW-1/4) of the Northwest Quarter (NW-1/4) lying and being South of the main channel of Middle River; all in Section Sixteen (16) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and
>
> The Northeast Quarter (NE-1/4) of Section Twenty (20), and the West One Half (W-1/2) and the Northwest Quarter (NW-1/4) of the Southeast Quarter (SE-1/4), and the West Sixty-seven (67) acres of the Northeast Quarter (NE-1/4), except railroad right-of-way of Section Twenty-one (21) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

being a farm of approximately 961 acres to Mutual Benefit Life Insurance Company or to the party or parties they determine in consideration of a release of any personal liability under said mortgage from Mutual Benefit Life Insurance Company. The mortgage had a balance as of the date of the

NEIMAN NEIMAN STONE & SPELLMAN PC ATTORNEYS AT LAW 1119 HIGH STREET DES MOINES, IOWA 50308

NEIMAN NEIMAN STONE & SPELLMAN PC ATTORNEYS AT LAW 1119 HIGH STREET DES MOINES, IOWA 50308

filing of the petition in this case of $421,469.19. The average of the two (2) appraisals made by appraisers for said real estate is $294,385.00. A copy of the Motion may be seen at the office of the Clerk of the Bankruptcy Court, 318 U.S. Courthouse, Des Moines, Iowa or at the office of John H. Neiman, 1119 High Street, Des Moines, Iowa, Attorney for Debtor and Debtor-in-Possession. If you have any objections to said Motion, same must be made in writing and filed with the Clerk of the Bankruptcy Court, 318 U.S. Courthouse, Des Moines, Iowa, on or before twenty (20) days from the date of this notice. If no objections are filed, an Order will be submitted to the Bankruptcy Judge for his approval.

DATED this 8th day of April, 1985.

John H. Neiman
Attorney for Crawford Cox
Hubbell, Debtor and
Debtor-in-Possession
1119 High Street
Des Moines, Iowa 50308

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE SOUTHERN DISTRICT OF IOWA

In The Matter Of	:	CHAPTER 11
	:	NO. 85-63-C
CRAWFORD COX HUBBELL,	:	
	:	OBJECTION TO PROPOSED SALE
Debtor.	:	OF REAL ESTATE
	:	

COMES NOW Joseph E. Steckelberg and states:

1. That the undersigned is an interested party in these proceedings relative to a Motion to authorize Crawford Cox Hubbell to convey the following described real estate situated in Madison County, Iowa, to wit:

> The Southeast Quarter (SE¼) and the Southwest Quarter (SW¼); the Southwest Quarter (SW¼) of the Northwest Quarter (NW¼), and all that part of the East 3/4's of the Northwest Quarter (NW¼) of the Northwest Quarter (NW¼) lying and being South of the main channel of Middle River; all in Section Sixteen (16) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and
>
> The Northeast Quarter (NE¼) of Section Twenty (20), and the West One-half (W½) and the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼), and the West Sixty-seven (67) acres of the Northeast Quarter (NE¼), except railroad right-of-way of Section Twenty-one (21) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

2. That said premises is approximately 961 acres and has been farmed by the undersigned interested party.

3. That the undersigned interested party has made improvements to said real estate for the crop year 1985, and has done some preparation of

soil for planting the 1985 crop. The undersigned is now ready to plant the 1985 crop as soon as weather conditions allow the planting of the same.

4. That the said Joseph E. Steckelberg has negotiated both with Mutual Benefit Life Insurance Company and also Crawford Cox Hubbell relative to the purchase of the above-described real estate. Preliminary arrangements were made for the property to be conveyed to the undersigned, subject to the mortgage of Mutual Benefit Life Insurance Company which the undersigned was going to assume.

5. That said arrangement was subject to approval of the Court and on the strength of said preliminary arrangement, the undersigned made certain improvements to the property in preparation for the planting of the 1985 crop.

6. That the undersigned is now advised that the debtor intends to convey said property directly to Mutual Benefit Life Insurance Company regardless of the preliminary arrangement made by Joseph E. Steckelberg.

7. That said proposal set forth in a Motion of the debtor is contrary to said agreement.

WHEREFORE, the undersigned prays to the Court to enter an Order disapproving the conveyance as set forth in the Motion filed on April 8, 1985 and to direct the debtor to complete the sale to said Joseph E. Steckelberg as outlined in this Objection.

DATED this 22 day of April, 1985.

CAMBRIDGE, FEILMEYER,
LANDSNESS, CHASE & WELLS

By _____
Roland K. Landsness
707 Poplar Street
P.O. Box 496
Atlantic, Iowa 50022
Tel: (712) 243-1663

ATTORNEYS FOR JOSEPH E. STECKELBERG

PROOF OF SERVICE

The undersigned certifies that the foregoing instrument was served upon all parties to the above cause by depositing a copy thereof in the U.S. Mail, postage prepaid, in envelopes addressed to each of the attorneys of record herein at their respective addresses disclosed on the pleadings, on April 22 1985

Lori J. Bartruff

FILED
MAY 10 1985
MARGUERITE F LARY
Clerk, U.S. Bankruptcy Court
Des Moines, Iowa

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE SOUTHERN DISTRICT OF IOWA
* * *

In the Matter of	)	
	)	CHAPTER 11
CRAWFORD COX HUBBELL,	)	
	)	NO. 85-63-C
Debtor.	)	
	)	

ORDER APPROVING MOTION TO SELL REAL ESTATE

This matter comes before the Court on the Motion of Crawford Cox Hubbell, Debtor and Debtor-in-Possession, to transfer certain real estate located in Madison County, Iowa to Mutual Benefit Life Insurance Company or to any party they so direct in full satisfaction of the mortgage which Mutual Benefit Life Insurance Company holds on the real estate being transferred and notice of said motion and opportunity for hearing having been given to all creditors and other parties in interest in this matter and no objections having been filed, the matter proceeds to final determination and the Court having examined the motion and being fully advised finds that there is no equity in the real estate proposed to be conveyed by Debtor and that the estate and Debtor will be benefited in that a substantial obligation of Debtor will be satisfied and that it is to the best interest of Debtor, Debtor-in-Possession and the creditors that the motion be approved, and that Mutual Benefit Life Insurance Company has directed that the property be deeded to Joseph Edward Steckelberg.

MAY 14 1985

IT IS THEREFORE ORDERED that the motion of Crawford Cox Hubbell, Debtor and Debtor-in-Possession, to convey the following described real estate situated in Madison County, Iowa, containing approximately 961 acres, to-wit:

> The Southeast Quarter (SE-1/4) and the Southwest Quarter (SW-1/4); the Southwest Quarter (SW-1/4) of the Northwest Quarter (NW-1/4), and all that part of the East 3/4's of the Northwest Quarter (NW-1/4) of the Northwest Quarter (NW-1/4) lying and being South of the main channel of Middle River; all in Section Sixteen (16) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and
>
> The Northeast Quarter (NE-1/4) of Section Twenty (20), and the West One Half (W-1/2) and the Northwest Quarter (NW-1/4) of the Southeast Quarter (SE-1/4), and the West Sixty-seven (67) acres of the Northeast Quarter (NE-1/4), except railroad right-of-way of Section Twenty-one (21) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

to Mutual Benefit Life Insurance Company or to the party to whom they direct in full of the mortgage held by Mutual Benefit Life Insurance Company be and is hereby approved and Crawford Cox Hubbell, Debtor and Debtor-in-Possession, be and is hereby authorized to execute a proper conveyance conveying said real estate to Joseph Edward Steckelberg and to sign any other documents to effectuate a full release on the mortgage.

Entered at Des Moines, Iowa, this 10th day of May, 1985.

BANKRUPTCY JUDGE

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE SOUTHERN DISTRICT OF IOWA

IN RE:	)	
	)	
CRAWFORD COX HUBBELL,	)	Case No. 85-63-C
	)	
Debtor.	)	

MOTION TO MODIFY ORDER APPROVING
MOTION TO SELL REAL ESTATE

COMES NOW Mutual Benefit Life Insurance Company and in support of its Motion, respectfully states as follows:

1. On May 10, 1985, and pursuant to Motion filed by the Debtor, Crawford Cox Hubbell, an Order Approving Motion To Sell Real Estate was entered by the Bankruptcy Court authorizing the Debtor, Crawford Cox Hubbell, to transfer the following described real estate situated in Madison County, Iowa, to Mutual Benefit Life Insurance Company or to any other party Mutual Benefit might direct:

> The Southeast Quarter (SE¼) and the Southwest Quarter (SW¼); the Southwest Quarter (SW¼) of the Northwest Quarter (NW¼), and all that part of the East 3/4's of the Northwest Quarter (NW¼) of the Northwest Quarter (NW¼) lying and being South of the main channel of Middle River; all in Section Sixteen (16) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and
>
> The Northeast Quarter (NE¼) of Section Twenty (20), and the West One Half (W½) and the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼), and the West Sixty-seven (67) acres of the Northeast Quarter (NE¼), except railroad right-of-way of Section Twenty-one (21) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa,

and via such Order, Mutual Benefit allowed that the property be deeded from the Debtor to Joseph Edward Steckelberg.

2. That Mutual Benefit had made arrangements with Mr. Steckelberg for him to assume the Debtor's mortgage obligation but Mr. Steckelberg has failed to assume the Debtor's mortgage obligation and has defaulted in the terms and conditions imposed by Mutual Benefit.

3. Accordingly, Mutual Benefit desires that the Order Approving Motion To Sell Real Estate entered May 10, 1985, be modified so as to allow Debtor to deed the subject property directly to Mutual Benefit and not to Joseph Edward Steckelberg.

WHEREFORE, Mutual Benefit Life Insurance Company requests that the Order Approving Motion To Sell Real Estate entered May 10, 1985, be modified to show authority for the Debtor to convey the property legally described above directly to Mutual Benefit Life Insurance Company.

THOMAS L. LYNN
222 Equitable Building
Des Moines, IA 50309
(515) 244-4201

ATTORNEY FOR MUTUAL BENEFIT LIFE
INSURANCE COMPANY

Copies to:

Roland K. Landsness
P. O. Box 496
Atlantic, IA 50022

Joseph E. Steckelberg
Route 4, Box 93
Winterset, IA 50273

John H. Neiman
1119 High Street
Des Moines, IA 50308
ATTORNEY FOR DEBTOR

PROOF OF SERVICE

The undersigned certifies that the foregoing instrument was served upon all parties to the above cause by depositing a copy thereof in the U.S. Mail, postage prepaid, in envelopes addressed to each of the attorneys of record herein at their respective addresses disclosed on the pleadings, on 7/9, 19 85

Signed: Jayne Brayton

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE SOUTHERN DISTRICT OF IOWA

IN RE:) Case No. 85-63-C
)
CRAWFORD COX HUBBELL,)
)
Debtor.)
)

FILED
JUL 30 1985
MARGUERITE P. LAMY
Clerk, U.S. Bankruptcy Court
Des Moines, Iowa

ORDER MODIFYING ORDER APPROVING
MOTION TO SELL REAL ESTATE

At Des Moines, in the Southern District of Iowa, on the 30 day of July, 1985.

The Motion To Modify Order Approving Motion To Sell Real Estate filed by Mutual Benefit Life Insurance Company by and through its attorney, Thomas L. Flynn, having come on for hearing, and the Court being satisfied that such modification is appropriate under the circumstances, it is

ORDERED that the Order Approving the Sale of Real Estate entered May 10, 1985, is modified so as to allow the Debtor to deed the following described real property directly to Mutual Benefit Life Insurance Company:

> The Southeast Quarter (SE¼) and the Southwest Quarter (SW¼); the Southwest Quarter (SW¼) of the Northwest Quarter (NW¼), and all that part of the East 3/4's of the Northwest Quarter (NW¼) of the Northwest Quarter (NW¼) lying and being South of the main channel of Middle River; all in Section Sixteen (16) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; and
>
> The Northeast Quarter (NE¼) of Section Twenty (20), and the West One Half (W½) and the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼), and the West Sixty-seven (67) acres of the Northeast Quarter (NE¼), except railroad right-of-way of Section

17

Twenty-one (21) in Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

DATED this 2nd day of July, 1985.

Richard Stageman, U. S. Bankruptcy Judge