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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Steven A. Jensen, 110 Public Sq., P. O. Box 43, Greenfield, IA 50849, Phone: (641) 743-2175

Taxpayer Information: (name and complete address)

Leanna V. Ehrhardt, P. O. Box 807, Mahomet, IL 61853



Return Document To: (name and complete address)

Steven A. Jensen, 110 Public Sq., P. O. Box 43, Greenfield, IA 50849, Phone: (641) 743-2175

Grantors:

Leanna V. Ehrhardt, single

Grantees:

Leanna V. Ehrhardt
Trust No. 1 dated July 31, 1997

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

Steven A. Jensen

WARRANTY DEED

For the consideration of One (\$1.00) ----- Dollar(s) and other valuable consideration, Leanna V. Ehrhardt, single, does hereby Convey to Leanna V. Ehrhardt Trust No. 1 dated July 31, 1997 the following described real estate in Madison County, Iowa:

The West half (W $\frac{1}{2}$) of the Southeast Quarter (SE $\frac{1}{4}$) and the Northeast Quarter (NE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Nineteen (19) in Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Iowa, except a parcel of land described as commencing at the Southeast Corner of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Nineteen (19), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa; thence North 90°00' West along the South line of said Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) 550.00 feet to Point of Beginning, thence continuing North 90°00' West 402.20 feet; thence North 00°00' 225.00 feet; thence North 90°00' East 402.20 feet; thence South 00°00' 225.00 feet to Point of Beginning containing 2.0775 Acres including 0.3047 Acres of County Road Right-of-Way. NOTE: The south line of said Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) is assumed to bear due East and West.

AND

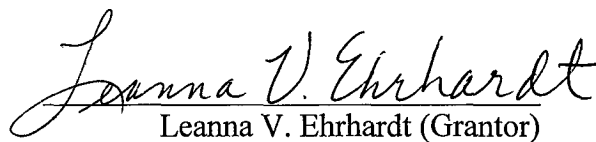
The Southwest Quarter of the Northeast Quarter (SW $\frac{1}{4}$ NE $\frac{1}{4}$) of Section Nineteen (19), in Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, except a parcel of land located in the Southwest Quarter of the Northeast Quarter (SW $\frac{1}{4}$ NE $\frac{1}{4}$) of Section Nineteen (19), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the Southeast Corner of the Southwest Quarter of the Northeast Quarter (SW $\frac{1}{4}$ NE $\frac{1}{4}$) of Section Nineteen (19), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, thence along the East line of said Southwest Quarter of the Northeast Quarter (SW $\frac{1}{4}$ NE $\frac{1}{4}$), North 00°00'00" 400.19 feet to the Point of Beginning, thence South 89°50'45" West 313.62 feet, thence North 00°29'14" West 414.80 feet, thence North 90°00'00" East 317.15 feet to said East line of the Southwest Quarter of the Northeast Quarter (SW $\frac{1}{4}$ NE $\frac{1}{4}$), thence along the said East line, South 00°00'00" 413.94 feet to the Point of Beginning, said parcel of land contains 3.000 Acres, including 0.123 Acres of County Road Right-of-Way.

This deed is exempt according to Iowa Code 428A.2(21).

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant 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.


Dated: Nov 26, 2014


Leanna V. Ehrhardt (Grantor)

STATE OF IOWA, COUNTY OF ADAIR, ss:

This record was acknowledged before me this 26 day of November, 2014,
by Leanna V. Ehrhardt, single.




Notary Public in and for the State of Iowa