



Document 2016 785

Book 2016 Page 785 Type 03 001 Pages 2

Date 4/01/2016 Time 2:19:03PM

Rec Amt \$12.00 Aud Amt \$15.00

Rev Transfer Tax \$812.00

Rev Stamp# 92 DOV# 97

INDX

ANNO

SCAN

LISA SMITH, COUNTY RECORDER

CHEK

MADISON COUNTY IOWA



WARRANTY DEED - JOINT TENANCY

Return to: Fred Reed Oehlerking and Jacqueline Kay Oehlerking, 32474 G Trail, Earlham, IA 50072

Preparer: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, (515) 462-3731

Taxpayer: Fred Reed Oehlerking and Jacqueline Kay Oehlerking, 32474 G Trail, Earlham, IA 50072

For the consideration of \$507,650.00 Dollar(s) and other valuable consideration, Randal L. Golightly, Single

do hereby Convey to Fred Reed Oehlerking and Jacqueline Kay Oehlerking

as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Madison County, Iowa: See description attached.

1/2

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.

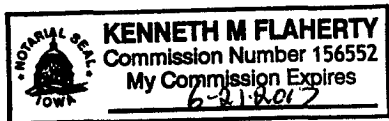
Dated on 4/1/16

Randal L. Golightly
Randal L. Golightly (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on April 1, 2016, by Randal L. Golightly



Kenneth M. Flaherty
Signature of Notary Public

Lot Two (2) of the Neal Day Subdivision located in the Southeast Quarter (¼) of the Southwest Quarter (¼) of Section Twenty-seven (27), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; **AND** the Southwest Quarter (¼) of the Southeast Quarter (¼) of said Section Twenty-seven (27), **EXCEPT** the former railroad right-of-way located therein, more particularly described in Deed filed on November 23, 1985, in Deed Record 120, Page 386 in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** the East Seven (7) acres of the Southwest Quarter (¼) of the Southeast Quarter (¼) of said Section Twenty-seven (27), being that land lying East of the Railroad right-of-way; **AND EXCEPT** that part of the following described tract that lies within the Southwest Quarter (¼) of the Southeast Quarter (¼) of said Section Twenty-seven (27), to-wit: A tract of land in the Southwest Quarter (¼) of the Southeast Quarter (¼) and in the Southeast Quarter (¼) of the Southwest Quarter (¼) of said Section Twenty-seven (27), containing 10.182 Acres, as shown in Plat of Survey filed on July 16, 1993, in Book 2, Page 405 in the Office of the Recorder of Madison County, Iowa;

AND

The Northeast Quarter (¼) of the Northwest Quarter (¼) of Section Thirty-four (34), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, **EXCEPT** that part of Parcel "C" that lies therein, as shown in Plat of Survey filed on December 28, 2000, in Book 3, Page 664 in the Office of the Recorder of Madison County, Iowa;

AND

The Northwest Quarter (¼) of the Northeast Quarter (¼) of Section Thirty-four (34), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, **EXCEPT** that part of said Northwest Quarter (¼) of the Northeast Quarter (¼) that lies within Parcel "D", said excepted part containing 5.389 acres, as shown in Plat of Survey filed on May 7, 2004, in Book 2004, Page 2088 in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** the former railroad right-of-way located therein, more particularly described in Deed filed on November 23, 1985, in Deed Record 120, Page 386 in the Office of the Recorder of Madison County, Iowa,

