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Date 2/13/2017 Time 10:29:41AM

Rec Amt \$12.00 Aud Amt \$10.00

INDX  
ANNO  
SCAN

DOV# 65

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK



### WARRANTY DEED

Return to: Busch Family Partnership, 719 N. 6th Avenue Circle, Winterset, IA 50273

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

Taxpayer: Busch Family Partnership, 719 N. 6th Avenue Circle, Winterset, IA 50273

For the consideration of \$1 Dollar(s) and other valuable consideration, Douglas A. Busch, single

Busch Family Partnership do hereby Convey to

Madison County, Iowa: See description attached. the following described real estate in

This deed is exempt according to Iowa Code 428A.2(15).

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.

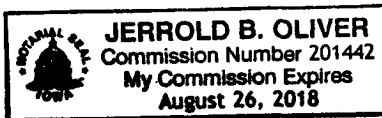
Dated on Feb 9, 2017

Douglas A. Busch  
Douglas A. Busch (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on Feb 9, 2017, by Douglas A. Busch



Jerrold B. Oliver  
Signature of Notary Public

An undivided one-half interest in and to the following-described real estate, to-wit:

North Half (N 1/2) of the Northwest Quarter (NW 1/4) of Section Twenty-nine (29), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M.; AND, the South Half (S 1/2) of Section Twenty (20), in Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., EXCEPT Parcel "A" being that part of the Southwest Quarter (SW 1/4) of Section Twenty (20), Township Seventy-four (74) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, described as follows: commencing at the southwest corner of the Southwest Quarter (SW 1/4) of said Section Twenty (20), thence on an assumed bearing of North 00 degrees 35 minutes 32 seconds west along the west line of said Southwest Quarter (SW 1/4) a distance of 304.26 feet to the point of beginning; thence North 00 degrees 35 minutes 32 seconds West along said west line 750.00 feet; thence North 87 degrees 40 minutes 10 seconds East 630.00 feet; thence South 00 degrees 35 minutes 32 seconds East 750.00 feet; thence South 87 degrees 40 minutes 10 seconds West 630.00 feet to the west line of the Southwest Quarter (SW 1/4) of said Section Twenty (20) and the point of beginning. Said tract contains 10.84 acres and is subject to a Madison County Highway Easement over the West 0.69 acres thereof, together with an easement to use the driveway for ingress and egress to the adjacent real estate and pasture for so long as either Douglas A. Busch or JoAnn Busch own the adjacent real estate