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Rec Amt \$12.00 Aud Amt \$5.00

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CHEKLISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA©THE IOWA STATE BAR ASSOCIATION
Official Form No. 101 - May 2006

Jerrold B. Oliver

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731

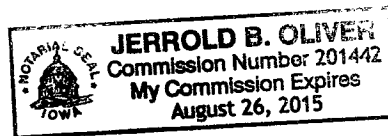
Preparer: Jerrold B. Oliver, P.O. Box 230, Winterset, IA 50273, (515) 462-3731

Taxpayer: Lynne M. Grossman Living Trust, 504 Vintage Point, Waukee, IA 50263

**WARRANTY DEED**For the consideration of \$1.00 Dollar(s) and other valuable consideration,
Mark C. Grossman and Lynne M. Grossman, Husband and Wifedo hereby
Convey to Lynne M. Grossman, Trustee of the Lynne M. Grossman Living Trust dated December 27,
2011 thefollowing described real estate in Madison County, Iowa:
See Legal Description Attached

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.

Mark C. Grossman (Grantor)Dated: 11-1-12
Lynne M. Grossman (Grantor)STATE OF IOWA, COUNTY OF Madison
This instrument was acknowledged before me on Nov 1, 2012, by Mark C.
Grossman and Lynne M. Grossman
, Notary Public

(This form of acknowledgment for individual grantor(s) only)

The Northwest Fractional Quarter (NWfr. $\frac{1}{4}$) and the East Half of the Southwest Quarter ($E\frac{1}{2}SW\frac{1}{4}$) and the Northwest Quarter of the Southwest Quarter ($NW\frac{1}{4}SW\frac{1}{4}$) of Section Three (3), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, except that part conveyed to the State of Iowa for highway purposes in Warranty Deed filed on June 24, 1991, in Deed Record 129, Page 21 and condemnation filed on August 17, 1966, in Deed Record 94, Page 275 of the records of the Recorder of Madison County, Iowa, subject to easements and restrictions of record.

Grantor further conveys to the Grantee all water rights upon the $NE\frac{1}{4}NW\frac{1}{4}$ Section 4, Township 75 North, Range 29 West of the 5th P.M., Madison County, Iowa, except the West 4 rods thereof, which rights are reserved and by virtue of Deed recorded at Book 47, Page 270 in the Office of the Recorder of Madison County, Iowa.

EXCEPT

Parcel "A" located in the North Half ($\frac{1}{2}$) of the Northwest Quarter ($\frac{1}{4}$) of Section Three (3), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 14.154 acres, as shown in Plat of Survey filed in Book 2007, Page 1533 on April 16, 2007, in the Office of the Recorder of Madison County, Iowa