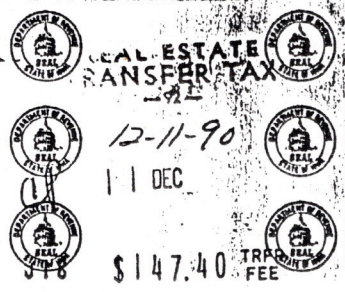


3284

South Olay



RECEIVED
SEP 19 1995
Washington Co. FSA



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of Ten
Dollar(s) and other valuable consideration, Donald James Wagenknecht and Donna L. Wagenknecht, husband and wife
do hereby Convey to Dwight and Mary Miller Farms, Inc.

the following described real estate in Washington County, Iowa:

The Southwest Quarter of the Northeast Quarter of Section Number Thirteen; and all that part of the West one-Half of the Southeast Quarter of Section Number Thirteen, lying North of and adjoining the Right of Way of the Chicago, Rock Island & Pacific Railroad as the same is now located across said tract; also, the private lane or road as now located over and across the Southwest Quarter of the Southeast Quarter of said Section Number Thirteen, extending from the public highway South of the Chicago, Rock Island & Pacific Railway Company as now located over and across the said Southwest Quarter of the Southeast Quarter of said Section Number Thirteen, to the railway Right of Way, said lane being thirty feet in width. Said lane being the land conveyed to Robert L. Quinn by three certain deeds now of record in the deed records in the office of the Recorder of Washington County, Iowa, in Book Number 54 at Pages 386, 388 and 389; all of said land being in Township Number Seventy-Five North, in Range Number Six West of the Fifth Principal Meridian in Washington County, Iowa, being 110 acres more or less.

See Exhibit "A"

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 acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA

DATED: December 6, 1990

LOUISA COUNTY, SS:

On this 6th day of December, 1990, before me, the undersigned, a Notary Public in and for said State, personally appeared Donald James Wagenknecht and Donna L. Wagenknecht, husband and wife

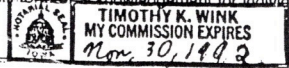
Donald James Wagenknecht
Donald James Wagenknecht (Grantor)

Donna L. Wagenknecht
Donna L. Wagenknecht (Grantor)

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Timothy K. Wink
Notary Public

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



(Grantor)

(Grantor)