ASSIGNMENT OF REAL ESTATE CONTRACT

Armand Morgenstein and Dorothy Morgenstein, husband and wife hereinafter Morgensteins and David Wilhelm and Cynthia Wilhelm, husband and wife hereinafter Wilhelms agree as follows:

1. Morgensteins herewith assign all of their right, title and interest in and to a certain real estate contract recorded July 14, 1994 in Book 133 L.D. page 234 unto Wilhelms (i.e. David Wilhelm and Cynthia Wilhelm as joint tenants with full rights of survivorship and not as tenants in common).

2. That the consideration for the assignment to be paid by Wilhelms to Morgensteins is $28,000.00 same to be paid in cash forthwith upon the effective date of this assignment.

3. That the effective date of this assignment is August 1, 1994.

4. That Morgensteins agree to pay real estate taxes pro-rated to the effective date of this assignment.

5. That Morgensteins further agree to furnish an abstract of title showing merchantable title except as to the outstanding contract interest shown on the real estate contract being assigned herein and the outstanding real estate contract shown in Book 130 Page 173 (Freiburger to Jennerjohn).

6. That contemporaneously with this assignment Morgensteins agree to execute a quit claim deed to Wilhelms.

7. By acceptance of this assignment Wilhelms agree to assume all further responsibilities and obligations of the contract herein assigned and as between Morgensteins and Wilhelms herein. Morgensteins are released from any further responsibility.

FILE No. 57-388
RECORDING FEE $ 16.00
TRANSFER FEE $

FILED FOR RECORD THE 5 DAY OF August, 19 94 AT 9:35 O'CLOCK A M. BOOK 133 PAGE 276

STATE OF IOWA, DELAWARE COUNTY
Deborah L. Peyton, Recorder
LD

8. Wilhelms by the signing of this document accept the assignment.

9. Morgensteins shall see to it that notice of this assignment is given to John E. Jennerjohn as Trustee of the John E. Jennerjohn Trust or his attorney immediately after the effective date of this assignment.

Dated this 5 day of August, 1994.

Armand Morgenstein

Dorothy Morgenstein

David Wilhelm

Cynthia Wilhelm

STATE OF IOWA)
) ss.
DELAWARE COUNTY)

On this 5 day of August, 1994 before me the undersigned a notary public in and for said state, personally appeared Armand Morgenstein and Dorothy Morgenstein 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.

Thomas J. Hanson, Notary Public in and for the State of Iowa.

STATE OF IOWA)
) ss.
DELAWARE COUNTY)

On this 5 day of August, 1994 before me the undersigned a notary public in and for said state, personally appeared David Wilhelm and Cynthia Wilhelm 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.

Thomas J. Hanson, Notary Public in and for the State of Iowa.