Ninety-Nine Year Lease

This Lease, made and entered into at Delhi, Iowa, by and between Gerald E. Bawek and Janel L. Bawek, husband and wife, the Lessors, and Robert J. Burns and Alice T. Burns, husband and wife, as Lessees.

WITNESSETH:

That in consideration for the covenants and agreements hereinafter mentioned to be performed by the respective parties hereto, and the payment of the rental herein designated to be paid by the Lessees to the Lessors, the Lessors have leased, rented, let and demised unto the Lessees, their successors and assigns, the following described property situated in Delaware County, Iowa, to-wit:

> That portion of Lot 67 of Clair-View Acres at Delhi, Iowa, in Sections 23 and 26, Milo Township, Delaware County, Iowa, according to plat recorded in Book 2 Plats, Page 200, upon which a garage is currently situated, being the Easterly portion thereof.

The leased premises to be that portion of Lot 67 described herein upon which the garage is situated plus that portion of the said Lot 67 lying between the garage and Tiensin Avenue to allow ingress and egress to the garage.

This Lease shall commence on the date of signing and shall continue for a period of ninety-nine (99) years thereafter unless sooner terminated. Termination may be by mutual agreement signed by the then owners of Lots 66 and 67, provided, however, that this Lease shall automatically terminate in the event that the Lessees shall tear down the garage. Further, in the event that the garage is destroyed through no fault of the Lessees, they shall have one year to reconstruct the said garage. In the event that they do not reconstruct said garage within one year then the Lease shall automatically terminate within one year of such destruction.

The Lessees herein, will pay the total sum of $2,400.00 to the Lessors as follows:

> $1,200.00, receipt of which is hereby acknowledged; and the balance of $1,200.00 on the Lessors' vacating the premises. On payment of the total amount of $2,400.00 no additional rent payment shall be due for the premises.

Assignment of Interest
For Book, See Book 2000
Page 21 28 1-13-00

FILE No. 177-1562
RECORDING FEE $ 16.00
TRANSFER FEE $

FILED FOR RECORD THE 1 DAY OF December, 19 95 AT 2:22 O'CLOCK P M. BOOK 6 PAGE 34

STATE OF IOWA, DELAWARE COUNTY
Deborah L. Peyton, Recorder
Misc. CM 31

Any and all real estate taxes for the premises shall be paid by the Lessors, provided, however, that in the event that there is any portion of the real estate taxes attributable to the garage, that said amount shall be paid by the Lessees. The Lessees are entitled to insure the premises as they deem appropriate.

There is currently a doorway facing in a Westerly direction toward Lot 67 on the garage. The Lessees agree that this doorway shall be removed and shall not be used in any manner to provide access from the garage to any portion of Lot 67.

The Lessees agree that they shall not use the garage in any manner so as to disturb the peaceful enjoyment of the remainder of Lot 67 by the Lessors, their successors and assigns.

In Witness Whereof, the parties hereto have signed and executed this Agreement on this ~~14~~ 30 day of ~~November~~ October R/B. 1995.

Gerald E. Bawek

Robert J. Burns

Janel L. Bawek

Alice T. Burns

(Husband and Wife) LESSORS

(Husband and Wife) LESSEES

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

On this 30 day of October, 1995, before me, ~~the undersigned~~, a Notary Public in and for the State of Iowa, personally appeared Gerald E.Bawek and Janel L. Bawek, husband and wife, to me known to be the identical persons named in and who executed the within and foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Notary Public in and for the State of Iowa

Thomas J. Hanson

STATE OF IOWA)
) ss:
COUNTY OF LINN)

On this 14 day of November, 1995, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Robert J.Burns and Alice T. Burns, husband and wife, to me known to be the identical person named in and who executed the within and foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

JASON G. FELS
MY COMMISSION EXPIRES
June 14, 1998

Notary Public in and for the State of Iowa

177-1562
DELAWARE COUNTY IOWA
FILED

'95 DEC 1 PM 2 22

BOOK 6 PAGE 34
DEBORAH L. PEYTON
DELAWARE CO. RECORDER
$16.00

Gerald E. Bawek & Wife

To

Robert J. Burns & Wife

INDEXED IN
CHATTEL MTG. INDEX

Bob & Alice Burns
2100 Knollshire Rd NE
Cedar Rapids, IA 52402