THE IOWA STATE BAR ASSOCIATION
Official Form No. 101

Timothy T. Schloss ISBA # 04861

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

DELAWARE COUNTY, IOWA
FILED
1999 AP 23 AM 10: 39
BOOK 1999 PAGE 1401
DEBRA M. EATON
DELAWARE CO. RECORDER

RECORDER FEE $ 21.00
AUDITOR FEE $ 10.00

Entered for taxation 28th day
of April A.D., 1999
Shawn McCrabb, Auditor
By Carla Burke, Deputy

90-216; 89-190

(X3)

Preparer Information Timothy T. Schloss, 118 W. Mission St., Strawberry Pt., (319) 933-2029
Individual's Name | Street Address | City | Phone

SPACE ABOVE THIS LINE FOR RECORDER

WARRANTY DEED

For the consideration of ----------One and 00/00----------
Dollar(s) and other valuable consideration,
Timothy J. Kelley and Mary Quinlan-Kelley, husband and wife
and
Kimberly K. Schnittjer and Alan J. Schnittjer, wife and husband
do hereby Convey to
Joan A. Kelley, single

the following described real estate in Delaware County, Iowa:

See attached description

Exemption # 11

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.

STATE OF IOWA,
ss:
Delaware COUNTY,
On this 23 day of April, 19 99, before me, the undersigned, a Notary Public in and for said State, personally appeared Timothy J. Kelley and Mary Quinlan-Kelley, husband and wife
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.

Barbara J. Wolfram
Notary Public

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

Dated: April 23, 1999

Timothy J. Kelley (Grantor)

Mary Quinlan-Kelley (Grantor)

Kimberly K. Schnittjer (Grantor)

Alan J. Schnittjer (Grantor)

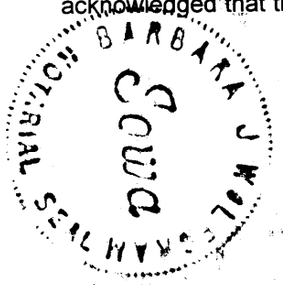
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STATE OF IOWA, Delaware COUNTY, ss:

On this 23 day of April, 19 99 before me, the undersigned, a Notary Public in and for said State, personally appeared

Kimberly K. Schnittjer and Alan J. Schnittjer, wife and husband

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.



Barbara J. Wolfgram

Barbara J. Wolfgram
Notary Public

STATE OF _____, _____ COUNTY, ss:

On this _____ day of _____, 19 _____ before me, the undersigned, a Notary Public in and for said State, personally appeared

_____

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.

_____

_____
Notary Public

Beginning at a point 78 rods North and two rods West of the center of Section One, Township 89 North, Range 6 West of the 5t^{h} P.M., thence West 260 feet, thence North 260 feet, thence East 175 feet, thence South 170 feet, thence East 85 feet, thence South 90 feet to a point of beginning together with access easement over the following described property: A strip of land running North and South thirty (30) feet wide East and West directly adjacent and to the East of the most Easterly portion of the above described property and commencing at the North line extended East of said most Easterly property and running directly South approximately 1377 feet tot he center of Section One, Township 89 North, Range 6 West of the 5th P.M., where same joins the present East-West county road.

and

The West Half of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Thirty-six (36) in Township Ninety (90) North Range Six (6); and the West Half of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of Section One (1) in Township Eighty-nine (89) North Range Six (6); The North Half of the Northeast Fractional Quarter of the Northwest Quarter (NW ¼) and the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) and the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼), all in Section One (1) Township Eighty-nine (89), North Range Six (6), West of the 5th Principal Meridian subject to right-of-way easement to N. E. Davis as recorded in Book 42, Page 447 of the records of Delaware County and any other easements of record; Except the following described tracts of land;

A. That part of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of Section One (1), Township Eighty-nine (89) North, Range Six (6), West of the 5th P.M., in Delaware County, Iowa, described as: Beginning at a point which is 27 rods West on the Quarter Section line from the center of said Section One (1), thence North 18 rods, thence West 27 rods, thence South 18 rods, to the Quarter Section line, thence East 27 rods to the point of beginning, subject to highways and easements of record.

B. That part of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of Section One (1), Township 89 North, Range Six (6), West of the 5th P.M. described as commencing at a point 1171.5 feet North and 600 feet West of the center of said Section One (1), running thence South 480 feet, thence West 181.5 feet, thence North 480 feet, thence East 181.5 feet to point of beginning; Also, an easement for roadway for ingress and egress, in common with Sellers and successors in interest of title of Sellers to adjoining lands over and across a strip of land 20 feet in width adjoining the tract herein sold on the East side thereof and extending in a Southerly and Southeasterly direction to intersect with the present public highway located on the south boundary line of said Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of said Section One (1), at a point where the West line of said roadway easement is not more than 445.5 feet West of the center of said Section One (1).

C. Beginning at the Southwest corner of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of Section One (1), Township 89 North, Range Six (6), West of the 5th Principal Meridian, thence East along center of road 26 rods, thence North 12 rods, thence West 26 rods to West line of said Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼), thence South 12 rods to point of beginning, containing 1.95 acres, more or less, in Delaware County, Iowa.

D. Beginning at a point 78 rods North and 2 rods West of the center of Section One (1), Township 89 North, Range Six (6) West of the 5th P.M. thence West 260 feet, thence North 260 feet, thence East 175 feet, thence South 170 feet, thence East 85 feet, thence South 90 feet to point of beginning together with an access easement over the following described property: A strip of land running North and South thirty (30) feet wide East and West directly adjacent and to the East of the most Easterly portion of the above described property and commencing at the North line extended East of said most Easterly property and running directly South approximately 1377 feet to the center of Section One (1), Township 89 North, Range Six (6) West of the 5th P.M. where same joins the present East-West county road.

E. Lot One (1) in the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) of Section One (1), Township Eighty-nine North (T89N), Range Six (6) West of the Fifth Principal Meridian, Delaware County, Iowa, containing 1.31 acres, more or less, more particularly described by metes and bounds as follows: Commencing at the center of Section One (1), Township Eighty-nine North (T89N), Range Six (6), West of the 5th P.M., thence N 90°00'00" W 445.50 feet along the East-West Quarter Section Line of said Section One (1); thence N 00°00'00" E 297.00 feet to the Point of Beginning; thence N 90°00'00" W 318.00 feet; thence n 01°47'00" E 230.00 feet; thence N 90°00'00" E 180.00 feet; thence S 29°38'28" E 264.52 feet to the point of beginning. Said described parcel containing 1.31 acres more or less.