THE IOWA STATE BAR ASSOCIATION
Official Form No. 106

ISBA #

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

Entered for taxation 10th day
of April A.D. 2003
Sharon McCubbin, Auditor
By Carla Becker, Deputy
87-192; 88-176

RECORDER FEE $ 6.00
TR FEE $ 10.00

BOOK 2003 PAGE 1062
DEBORAH L PEYTON
DELAWARE CO RECORDER

2003 AP -9 PM 2:31

DELAWARE COUNTY IOWA
FILED

Preparer Information (X) Carr & Carr Lawyers 117 S Franklin Street PO Box 333 Manchester, IA 52057 (563) 927-4164
Individual's Name | Street Address | City | Phone

SPACE ABOVE THIS LINE FOR RECORDER

Address Tax Statement : Bonnie J. Sauser
712 Sunset Drive
Ryan, IA 52330

QUIT CLAIM DEED

For the consideration of One ($1.00)---------- Dollar(s) and other valuable consideration,
Terry L. Sauser, a single person

do hereby Quit Claim to
Bonnie J. Sauser

all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

Lot Six (6), Block Two (2), Sunset Acres Subdivision to Ryan, Iowa, according to plat recorded in Book 2 Plats, Page 81.

AND

Lot Twelve (12) of Logan's First Subdivision of Part of the North one-half (N1/2) of Section Twenty Three (23), Township Eighty Eighty (88) North, Range Five (5), West of the Fifth Principal Meridian, according to Plat recorded in Book 4 Plats, Page 46. Also all right, title, interest, claim and demand of the grantor in and to the lake frontage running to the middle of the Maquoketa River bed with respect to said premises, title to which is not warranted by the grantor. This conveyance is made subject to the existing flood plain rights, and grantees shall not hold grantor or his predeceassors in title hereunder liable with regard to the flooding of the property covered and the grantees and their successors and assigns shall not change or alter the lake frontage without written permission of the Lake Delhi Recreation Association, Inc. The right to use the present access road is included and this conveyance is subject to the use of said access road by all owners and tenants occupying lots in said subdivision.

Exemption No. 11.

138-205
54-396
54-398

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.

Dated: April 7, 2003

Terry L. Sauser (Grantor)

STATE OF IOWA, ss:
LINN COUNTY,

On this 7 day of April, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared Terry L. Sauser

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.

Robin R. Crawford
Notary Public

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

ROBIN R. CRAWFORD
COMMISSION NUMBER
170588
MY COMMISSION EXPIRES
4/26/05
NOTARIAL SEAL

(Grantor)
(Grantor)
(Grantor)
(Grantor)
(Grantor)
(Grantor)
(Grantor)

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106 QUIT CLAIM DEED
Revised January, 1999