Hanson + Wenger

THE IOWA STATE BAR ASSOCIATION
Official Form No. 106

Steven E. Carr ISBA # 17350

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

DELAWARE COUNTY IOWA
FILED
2004 AUG 25 PM 1:22
BOOK 2004 PAGE 3763
DEBORAH L. FENTON
DELAWARE CO. RECORDER

Entered for taxation 27 day
of August A.D., 2004
Shasona McCrabb, Auditor
By Judy Jobe, Deputy
88-82

RECORDER FEE $ 7.00
TRANSFER FEE $ 5.00

Preparer Information 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 : Duane and Joan Feltes
2631 Pioneer Rd
Delhi, Iowa 52223

QUIT CLAIM DEED

For the consideration of one and 00/100 ($1.00) Dollar(s) and other valuable consideration,
Kathleen M. Mitchel, a widow

do hereby Quit Claim to
Duane M. Feltes and Joan D. Feltes, husband and wife as joint tenants with full rights of survivorship, and not as tenants in common

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

That part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) and that part of the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼), all in Section Twenty Eight (28), Township Eighty Eight (88) North, Range Four (4), West of the Fifth P.M., in Delaware County, Iowa, described as follows:
Commencing at the Southeast corner of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) of said Section, thence North seventy five and sixty three hundredths (75.63) feet along the East line of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) of said Section, thence South 84°38'40" West two hundred sixty two and ninety five hundredths (262.95) feet to the point of beginning, thence North 8°58'00" East two hundred one and sixty eight hundredths (201.68) feet, thence South 81°28'10" East one hundred thirty seven and fifty two hundredths (137.52) feet, thence North 12°52'30" East fifty one and eight hundredths (51.08) feet, thence South 75°33'30" East four hundred thirty eight and fifty one hundredths (438.51) feet, thence South 23°21'50" West sixty one and eighty five hundredths (61.85) feet, thence South 74°20'00" West forty five and sixty hundredths (45.60) feet, thence South 84°38'40" West five hundred thirty seven and thirty seven hundredths (537.37) feet to the point of beginning, except railroad right of way.
The East line of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) of said Section Twenty Eight (28) is assumed to bear due North and South.
This deed is given to cancel and relinquish all rights in connection with a contract dated September 2, 1994 and filed for record September 13, 1994 in Book 133 L.D., Page 353 wherein the undersigned and Steven Mitchel were buyers.
Steven Mitchel died on 7-19-04 and all of his property past to the undersigned.

Exemption # 21 applies.

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: August 24, 2004

Kathleen M. Mitchel (Grantor)
Kathleen M. Mitchel

(Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, ss:
DELAWARE COUNTY,

On this 24th day of August, 2004, before me, the undersigned, a Notary Public in and for said State, personally appeared Kathleen M. Mitchel, a widow

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 K. SAILER
Commission Number 194508
My Commission Expires
1-26-07

Barbara K Sailer
Notary Public

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

106 QUIT CLAIM DEED
Revised January, 1999

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