Entered for taxation 24 day
of September A.D., 2009
Carla Becker Auditor
By PHargrafen Deputy
Parcel # 140-27-00-005-10
255-11-00-002-00
235-02-00-003-00
235-02-00-012-00
255-02-00-020-00
255-02-00-014-00
235-02-00-001-00
240-03-00-010-10
240-10-00-043-00
255-11-00-001-00
255-11-00-002-10
240-10-00-041-00

Book 2009 Page 3657

Document 2009 3657 Type 03 004 Pages 6
Date 9/23/2009 Time 9:11:37AM
Rec Amt $34.00 Aud Amt $30.00

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

89-137
88-130
88-184
88-121
88-122

COURT OFFICER DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. P201
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (Name and complete address)

Sara W. Bennett, 11712 East Del Timbre Drive, Scottsdale, Arizona 85259

Return Document To: (Name and complete address)

Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Grantors:

Harry B. Bennett Estate
a.k.a. H.B. Bennett

Grantees:

Sara W. Bennett as Trustee of the Bennett Family Trust under the Bennett Revocable Trust dtd 6/30/2006

Legal description: See Pages 4, 5 & 6

Document or instrument number of previously recorded documents:

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COURT OFFICER DEED

In the Matter of the Estate

of

Harry B. Bennett, Deceased a.k.a. H.B. Bennett

now pending in the Iowa District Court

in and for Delaware County. ESPR No. 005127

Pursuant to the authority and power vested in the undersigned, and in consideration of $1.00 Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to
Sara W. Bennett as Trustee of the Bennett Family Trust under the Bennett Revocable Trust dtd 6/30/2006

the following described real estate in Delaware County, Iowa:
See Attached Legal Description

This is a deed transferring distribution of assets to devisees under a Will. Exemption 20 applies.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Dated: 8/18/09

By _____ Title

By _____ Title

Sara W. Bennett

As _____ *in the above entitled estate or cause.

As Executor *in the above entitled estate or cause.

*Executor, Administrator, Guardian, Conservator, Trustee, Referee, Commissioner, or Receiver

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Acknowledgment for Individuals

STATE OF ARIZONA, COUNTY OF Maricopa

This instrument was acknowledged before me on September 18, 2009, by Sara W. Bennett

as Executor

of Harry B. Bennett Estate.

CASSANDRA ERICKSON
Notary Public - Arizona
Maricopa County
My Comm. Expires Aug 7, 2012

Cassandra Erickson
_____, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____

of _____.

_____
_____, Notary Public

Acknowledgment for Corporation

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____

of _____,

on behalf of said corporation as fiduciary.

_____
_____, Notary Public

STATE OF _____, COUNTY OF _____

This instrument was acknowledged before me on _____, _____, by _____

as _____

of _____,

on behalf of said corporation as fiduciary.

_____
_____, Notary Public

BENNETT LEGAL DESCRIPTION

The West half of the Northeast fractional quarter, and the East half of the Northeast quarter of the Northwest fractional quarter, and the Southeast quarter of the Northwest fractional quarter (except U.S. Government Fish Hatchery grounds as described in the deed in Book 43 on page 187 in the office of the Recorder, Delaware County, Iowa), and that part of the Northeast quarter of the Southwest quarter lying East of said U.S. Government Fish Hatchery Grounds and East of the East line of said Fish Hatchery grounds extended to the South line of said Northeast quarter of the Southwest quarter, and that part of the Southwest quarter of the Northwest fractional quarter and of the Northwest quarter of the Southwest quarter lying East of the following line: Commencing at the Northwest corner of Section 2, Township 88 North, Range 5, and running thence South 89 degrees 14 minutes East a distance of 462 feet, thence North 89 degrees 34 minutes East a distance of 6 feet, thence South 0 degrees 45 minutes East a distance of 254.8 feet, thence South 35 degrees 38 minutes East a distance of 504.1 feet, thence South 31 degrees 32¼ minutes East a distance of 391.8 feet, thence South 88 degrees 0 minutes East a distance of 57.3 feet to the North line of said Southwest quarter of the Northwest fractional quarter which is the point of beginning, and from said point of beginning running thence Southeasterly 443.8 feet along a 2792.6 foot radius curve concave Southwesterly and tangent at the point of beginning to a line which bears South 26 degrees 51.9 minutes East, thence Southerly 766 feet along a 1005 foot radius curve concave Westerly, thence South 25 degrees 55 minutes West a distance of 100.3 feet, thence Southerly 452.7 feet along a 332 foot radius curve concave Easterly to a point on the West side of said Fish Hatchery grounds and on the North side of the road running into said Fish hatchery grounds, except that part heretofore deeded to the U.S. Government for said Fish Hatchery grounds; all in Section 2, Township 88 North, Range 5; containing 156 acres, more or less.

AND

The West one-half of the South East Quarter and the West five (5) acres of the South East Quarter of the South East Quarter of Section Two (2), Township Eighty-Eight (88), North, Range Five (5), West of the Fifth P.M.

An undivided seventy percent (70%) interest in and to the following described real estate located in Delaware County, Iowa:

The West one-half (W½) of the Southeast Quarter (SE¼) of Section 27, Township 89 North, Range 5, West of the 5th P.M. except the West 250 feet of the South 350 feet thereof.

AND

The North one-half (N½) of the Northwest Quarter (NW¼) and the Southwest Quarter (SW¼) of the Northwest Quarter (NW¼) of Section 11, Township 88 North, Range 5, West of the 5th P.M. (Which said legal description includes Parcel A and Parcel B according to plat recorded in Book 7, Plats, Page 87); and that part of Section 10, Township 88 North, Range 5, West of the 5th P.M. described as follows: that tract described as commencing at Northeast corner of Northeast Quarter (NE¼) of Section Ten (10), running thence South 15 chains, thence West 6 chains and 20 links thence in a Northeasterly direction 15 chains and Thirty Four (34) links, to North line of said quarter section to a point 3 chains West of the Northeast corner of said quarter section, thence East 3 chains to place of beginning.

AND

The South one-half (S½) of the Southwest Quarter (SW¼); all that part of the West 45 acres of the North fractional one-half of the Northwest Quarter that lies East of Highway 116, except the North 485 feet of the East 375 feet thereof and except the West 595 feet of the North 241 feet thereof; and that part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) and of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) that lies South of and contiguous to the Fish Hatchery as conveyed by deed in Book 43, Page 187 in the Office of the Recorder in Delaware County, Iowa created by extending the East and West line of said Fish Hatchery South to the South line of the North one-half (N½) of the Southwest Quarter (SW¼) of said section, containing approximately 4.2 acres and subject to easements and restrictions of record; all in Section 2, Township 88 North, Range 5, West of the 5th P.M., and subject to highways and easements of record.

AND

The East one-half (E½) of the Southwest Quarter (SW¼), (except a certain triangular tract consisting of five acres, more or less, lying West and South of the Bailey's Ford Highway, the same being a portion of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼); and the South Half (S½) of the Southeast Quarter (SE¼) of Section Three (3), all in Township 88 North, Range 5, West of the 5th P.M., subject to easements and restrictions of record, except that part of the Southeast Quarter of the Southwest Quarter (SE¼-SW¼) of Section Three (3), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, Delaware County, Iowa, more particularly

described as commencing at the Northwest corner of the SE¼-SW¼ of Section 3, T88N, R5W of the 5th P.M.; thence S 00° 00' 00" E 389.37 feet along the Westerly line of said SE¼ - SW¼ to the point of beginning; thence S 00° 00' 00" E 167.76 feet along the Westerly line of said SE¼ - SW¼; thence S 39° 39' 00" E 176.96 feet along the centerline of the Bailey's Ford County Highway; thence N 56° 18' 07" E 245.67 feet; thence N 19° 43' 37" W 160.63 feet; thence N 86° 24' 30" W 263.61 feet to the point of beginning. Said described parcel containing 1.55 acres (0.30 acres in roadway easements, therefore, net area of 1.25 acres). The Westerly line of the SE¼ - Sw¼ of Section 3, T88N, R5W is assumed to bear S 00° 00' 00 E.

AND

The Northwest Quarter (NW¼) of the Northeast Quarter (NE¼) (except that part lying West and South of the Public Highway running through said land an containing one acre more or less), of Section Ten (10) all in Township Eighty-eight (88) North, Range Five (5), West of the 5th Principal Meridian, subject to easements and restrictions of record and further except Parcel B of part of the Northwest Quarter (NW¼) of the Northeast Quarter (NE¼) of Section Ten (10), Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M., in Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 37, of the records of the Delaware County Recorder.