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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 22nd day
of June A.D., 2011
Carla K. Barker Auditor
By D. Hilgerdt, Deputy
88-234

Env. Heritage Bank
PO Box 185
Delhi, IA 52223

03-88-5-

QUIT CLAIM DEED

THE IOWA STATE BAR ASSOCIATION
Official Form #106
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Matthew B. Garvin and Marcia L. Garvin, 20696 251st Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Matthew B. Garvin and Marcia L. Garvin, 20696 251st Street, Manchester, Iowa 52057

Grantors:
Walter F. Croskey
Genevieve J. Croskey

Grantees:
Matthew B Garvin
Marcia L. Garvin

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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THE IOWA STATE BAR ASSOCIATION Official Form No. 106	Steven E. Carr	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

QUIT CLAIM DEED

For the consideration of One ($1.00) Dollar(s) and other valuable consideration, Walter F. Croskey and Genevieve J. Croskey, husband and wife do hereby Quit Claim to Matthew B. Garvin and Marcia L. Garvin, 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:

Lots One (1), Two (2) and Three (3) of Logan's Third Subdivision in Delaware County, Iowa. The right to use the present access road is included, and this conveyance is subject to the use of said access road by other owners and tenants in the area. Grantees shall also have the right to use of electric light and power by paying their proportionate share of the costs thereof, and further, water from the well adjacent to said premises, by paying a proportionate cost thereof, including well repairs. Also all right, title, interest, claim and demand, of grantors, in and to the lake frontage running to the middle of the Maquoketa River bed, with respect to said premises, between an extension of the lines of said lots herein conveyed, title to which is not warranted by grantors. This conveyance is made subject to the existing flood plain rights, and grantees shall not hold grantors or thier predecessors in title hereunder liable with regard to the flooding of the property concerned, and grantees and their successors and assigns, shall not change or alter the lake frontage without written permission of the Lake Delhi Recreation Association, Inc.

Exemption No. 21 & No. 10

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: June 10, 2011

Walter F. Croskey (Grantor)

Walter F. Croskey as Attorney in Fact for Genevieve J. Croskey (Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This instrument was acknowledged before me on June 10, 2011, by Walter F. Croskey and Walter F. Croskey as Attorney in Fact for Genevieve J. Croskey.

Steven E. Carr, Notary Public

STEVEN E. CARR
Commission Number 713328
My Commission Expires
October 30, 2013

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