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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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©THE IOWA STATE BAR ASSOCIATION Official Form No. 106 - August 2013	David C. Tracey	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return To: Lori A. Madrick and Robert W. Madrick, 23795 - 140th Street, Anamosa, Iowa 52205
Preparer: David C. Tracey, 105 N. Franklin St., P.O. Box 279, Manchester, IA 52057, (563) 927-4925
Taxpayer: Shannon Renae Lane and Rod Anthony Heidt, 2413 - 210th Avenue, Delhi, Iowa 52223

QUIT CLAIM DEED

AND ASSIGNMENT OF CONTRACT

For the consideration of 44,668.04 Dollar(s) and other valuable consideration, Lori Madrick , as Attorney-in-Fact for Milo O. Timmerman, and Lori Madrick, as Attorney-in-Fact for Mary E. Timmerman, Husband and Wife, do hereby Quit Claim to Lori A. Madrick and Robert W. Madrick, Wife and Husband, 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 real estate in Delaware County, Iowa:

See 1 in Addendum

Legal Description: See page 2

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 21, 2014

Milo O. Timmerman
Milo O. Timmerman (Grantor)

Mary E. Timmerman
Mary E. Timmerman (Grantor)

Lori Madrick
By (Grantor)

Lori Madrick
By (Grantor)

Lori Madrick, Attorney-in-Fact (Grantor)

Lori Madrick, Attorney-in-Fact (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 30th day of April, 2014, by Lori Madrick, as Attorney-in-Fact for Milo O. Timmerman and Lori Madrick, as Attorney-in-Fact for Mary E. Timmerman.

DAVID C. TRACEY
COMMISSION # 400124
MY COMMISSION EXPIRES
01-09-15

David C. Tracey
Signature of Notary Public

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

Addendum

1. Lot Five (5) of the Subdivision of the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section Fourteen (14) Township Eighty-Eight (88) North, Range Five (5) West of the Fifth P.M., Delaware County, Iowa, as shown in Book 5, Page 148; also a permanent easement upon and over a strip of land in the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of said Section Fourteen (14) described as beginning at the Southeast corner of the parcel described above, thence South 88° 10' 00" West 33.0 feet, thence South 1° 50' 00" East 30.0 feet, thence North 88° 10' 00" East 485.3 feet, more or less, to the West line of County Road D5X, thence Northerly along the West line of said County Road 30.0 feet, more or less, to the South line of said Parcel B, thence South 88° 10' 00" West along the South line of said Parcel B 452.3 feet, more or less, to the point of beginning to be used as ingress and egress for said grantees, their employees, friends and other proper persons, and necessary implements and vehicles, along with those of grantors.

   This sale includes a Mobile Home VIN #06L13424 & 9808.

   This Quit Claim Deed also includes the assignment of all interest in that certain contract to Shannon Renae Lane and Rod Anthony Heidt, as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, dated September 13, 2011, and filed for record October 31, 2011, in Book 2011, Page 3481. Exemption #2 applies.

   (A transfer made to a person in the linial line of consanguinity of the person making the transfer is exempt from making a groundwater hazard statement. Lori Madrick is the daughter of transferors)