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Fidelity Bank + Trust
P.O. Box 277
Wyuwille IA
52040-0277

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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

QUIT CLAIM DEED

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

Preparer Information: (Name, address and phone number)
Robert N. Downer, 122 South Linn Street, Iowa City, IA 52240, Phone: (319) 338-9222

Taxpayer Information: (Name and complete address)
KBK Group, L.L.C., c/o Patricia A. Kramer, 416 2nd Avenue SE, Dyersville, IA 52040

Return Document To: (Name and complete address)
KBK Group, L.L.C., c/o Patricia A. Kramer, 416 2nd Avenue SE, Dyersville, IA 52040

Grantors:
Ryan Cooey

Grantees:
KBK Group, L.L.C.

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	Robert N. Downer	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

QUIT CLAIM DEED

For the consideration of One and No/100 Dollar(s) and other valuable consideration, Ryan Cooey, unmarried, does do hereby Quit Claim to KBK Group, L.L.C. all ~~our~~ my right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:
Lots 7 and 7A, Hartwick Lake Club Northeast Second Division, part of the SW 1/4 of Section 19, part of the NW 1/4, Section 30, and part of Lot 4 of Hartwick Lake Club North Third Subdivision, all in T. 88N, R. 4W of the Fifth P.M., Delaware County, Iowa, according to the recorded plat thereof.

This Quit Claim Deed is being given to relinquish any interest of the undersigned in and to the real estate above described by virtue of the Last Will and Testament of Archie W. Cooey, Jr., Deceased, as the sole heir of William Tyler Cooey, Deceased.

Deed is exempt pursuant to Iowa Code 428A.2(21) - consideration less than $500.00.

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 23, 2014

Ryan Cooey (Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 23 day of April, 2014, by Ryan Cooey.

Signature of Notary Public

LINDA J. JAY
Commission Number 129134
MY COMMISSION EXPIRES
February 18, 2017

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