Entered for taxation 15th day
of August AD 2014
Carla K. Becker Auditor
By R. Hildebrand Deputy

Book 2014 Page 1977

Document 2014 1977 Type 03 002 Pages 3
Date 8/14/2014 Time 11:52:34AM
Rec Amt $17.00 Aud Amt $20.00

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by/ Return to:	Todd W. Anderson Elderkin & Pirnie, P.L.C. PO Box 1968 Cedar Rapids, Iowa 52406-1968 Telephone: 319-362-2137 Facsimile: 319-362-1640	Taxpayer Address: James E. Richter, as Trustee of the James E. Richter Revocable Trust, and Theresa E. Richter, as Trustee of the Theresa E. Richter Revocable Trust 2052-270th Avenue Earlville, Iowa 52041

Todd W. Anderson ISBA # AT0000450

SPACE ABOVE THIS LINE FOR RECORDER

QUIT CLAIM DEED

For the consideration of One Dollar ($1.00) and other valuable consideration, ** JAMES E. RICHTER and THERESA E. RICHTER, husband and wife, do hereby Quit Claim to JAMES E. RICHTER, as TRUSTEE OF THE JAMES E. RICHTER REVOCABLE TRUST, and THERESA E. RICHTER, as TRUSTEE OF THE THERESA E. RICHTER REVOCABLE TRUST, both dated August 5, 2014, as tenants in common, all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

The North fractional one-half (Nfr½) of the Northeast Quarter (NE ¼) of Section Three (3), Township Eighty-Nine (89) North, Range Four (4), West of the 5th P.M., except the West one thousand seven hundred seventy-two (1,772.0) feet, consisting of approximately twenty-eight (28) acres, more or less,

and

The East 3.77 acres of the Northeast Quarter (NE ¼) of the Southeast Quarter (SE ¼) and 4.32 acres off the East side of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section 3, according to survey of record in Book A Plats, Pages 96-97; and also the East One-Half (E ½) of the following described tract: The Southeast Quarter (SE ¼) EXCEPT 4.32 acres off the East side of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) and EXCEPT 3.77 acres off the East side of the Northeast Quarter (NE ¼) of the Southeast Quarter (SE ¼), in Section 3, Township 89 North, Range 4 West of the 5th P.M., NOW KNOWN as Parcel A located in the Southeast Quarter (SE ¼) of Section 3, Township 89 North, Range 4 West of the 5th P.M., Plat recorded in Book 7 Page 77.

** a/k/a James Richter and Theresa Richter

and

North Two Hundred (200) feet of the West Three Hundred Sixty (360) feet of the Northwest Quarter (NW ¼) of the Southwest Quarter (SW ¼) of Section Twenty-Five (25), Township Eighty-Nine (89) North, Range Four (4), West of the Fifth Principal Meridian,

and

The South Two Hundred (200) feet of the North Four Hundred (400) feet of the West Three Hundred Sixty (360) feet of the Northwest Quarter (NW ¼) of the Southwest Quarter (SW ¼) of Section Twenty-Five (25), Township Eighty-Nine (89) North, Range Four (4), West of the Fifth P.M., subject to highways and easements of record,

and

East one-half (E ½) of the Southwest Quarter (SW ¼) of Section 12; and the North one-half (N ½) of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of Section 13, Township 89 North, Range 4, West of the 5th P.M., Delaware County, Iowa,

together with all easements and servient estates appurtenant thereto, and subject to covenants, easements and restrictions of record.

This Quit Claim Deed represents a transfer in which the consideration is $500.00 or less and therefore this Quit Claim Deed is exempt from (a) real estate transfer tax and declaration of value requirements pursuant to Iowa Code Section 428A.2(21) (2013), and (b) groundwater hazard statement requirements.

This Quit Claim Deed is being executed for the purpose of funding the Revocable Trusts established by James E. Richter and Theresa E. Richter for estate planning purposes. This Quit Claim Deed should be considered a complete relinquishment of the undersigneds' title and interest in the above-described real estate, but shall not be deemed to be a release or a relinquishment of the value of such real estate or the undersigneds' rights to such value pursuant to Iowa Code Section 633.238.

Each of the undersigned hereby relinquishes all rights of dower and homestead 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 5, 2014

James E. Richter
JAMES E. RICHTER
a/k/a James Richter

Theresa E. Richter
THERESA E. RICHTER
a/k/a Theresa Richter

STATE OF IOWA)
) SS:
COUNTY OF LINN)

On this 5th day of August, 2014, before me, the undersigned, a Notary Public in and for said State, personally appeared JAMES E. RICHTER, to me known to be the identical person named in and who executed the same as his voluntary act and deed.

TODD W. ANDERSON
Commission Number 147758
My Commission Expires
7-28-2015

Todd W. Anderson
Notary Public in and for State of Iowa

STATE OF IOWA)
) SS:
COUNTY OF LINN)

On this 5th day of August, 2014, before me, the undersigned, a Notary Public in and for said State, personally appeared THERESA E. RICHTER, to me known to be the identical person named in and who executed the same as her voluntary act and deed.

TODD W. ANDERSON
Commission Number 147758
My Commission Expires
7-28-2015

Todd W. Anderson
Notary Public in and for State of Iowa