Book 2014 Page 2098

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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 26th day
of August AD 2014
Carla K. Becker Auditor
By K.H. Weber Deputy

Prepared by / Return to: Gary J. Streit, Shuttleworth & Ingersoll, P.L.C., 115 Third Street S.E., Suite 500, P.O. Box 2107, Cedar Rapids, Iowa 52406-2107; Phone: (319) 365-9461.

Address Tax Statements to: Gary J. Lynch, 17799-185th Street, Manchester, Iowa 52057

COURT OFFICER DEED

IN THE MATTER OF
THE ESTATE OF
VELMA C. LYNCH, DECEASED.

Now pending in the Iowa District Court in and for Delaware County, Probate No. ESPR 05731

Pursuant to the authority and power vested in the undersigned, and in consideration of One Dollar and other valuable consideration, the undersigned, in the representative capacity designated below, hereby conveys to Linda Lawson, Diane Thomas, Gary J. Lynch, and Gary J. Lynch and Farmers and Merchants Savings Bank, as Trustees of the Velma C. Lynch Residuary Trust, as tenants in common, each as to an undivided one-fourth interest in the following described real estate located in Delaware County, Iowa:

See Attached Exhibit "A" on Page 3

This deed subject to the rights of Gary J. Lynch as contract purchaser pursuant to that certain real estate contact dated November 26, 2010 and which was recorded on December 6, 2010 in Book 2010 at Page 3915 of the records of Delaware County Recorder.

Subject to covenants, easements, and restrictions of record.

This deed transfers assets to heirs at law or devisees under a will, and is therefore exempt from transfer tax and from the declaration of value and groundwater hazard statements pursuant to Iowa Code §428A.2(20).

Words and phrases in this Deed, including the acknowledgment(s), shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

(Signatures on Page 2)

Date: 8/18, 2014

VELMA C. LYNCH ESTATE

By: _____
Gary J. Lynch, Executor

STATE OF IOWA, DELAWARE COUNTY, ss:

This deed was acknowledged before me on August 18, 2014, by Gary J. Lynch, as Executor of the Estate Velma C. Lynch.

_____
Notary Public

GARY J. STREIT
Commission Number 100633
My Commission Expires
August 29, 2014

EXHIBIT A

PARCEL D, PART OF THE NORTHEAST QUARTER (NE ¼) OF THE NORTHWEST QUARTER (NW ¼) AND PART OF THE SOUTHEAST QUARTER (SE ¼) OF THE NORTHWEST QUARTER (NW ¼) OF SECTION, EIGHT (8), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, per plat recorded in Book 2011 Page 2515.

AND

That certain real estate locally known as 1728 State Highway 13, Manchester, County of Delaware, State of Iowa, and legally described as follows:

The East half (E ½) of the Northwest Quarter (NW ¼), except a tract of land described as follows: Beginning at the Northwest comer of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼), running thence South 504.05 feet, thence East 33.0 feet to the point of beginning, thence South 865.7 feet, thence East 21.2 feet, thence North 13.5 minutes West 637.7 feet, thence Northwesterly along a 1482.5 foot radius curve concave Southwesterly 228.8 feet to the point of beginning, containing 0.34 acres, more or less, exclusive of the present established highway; and the North half (N ½) of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼); all in Section Eight (8),

Township Eighty-Nine (89) North, Range Five (5) West, of the 5th P.M., according to government survey, subject to easements, if any, of record, excepting therefrom, **PARCEL D,** PART OF THE NORTHEAST QUARTER (NE ¼) OF THE NORTHWEST QUARTER (NW ¼) AND PART OF THE SOUTHEAST QUARTER (SE ¼) OF THE NORTHWEST QUARTER (NW ¼) OF SECTION, EIGHT (8), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, per plat recorded in Book 2011 Page 2515

ALL SUBJECT to a real estate contract from Velma C. Lynch to Gary J. Lynch dated November 26, 2010 and which was recorded on December 6, 2010 in Book 2010 at Page 3915 of the records of Delaware County, Iowa Recorder.

AND FURTHER SUBJECT TO a real estate contract from Gary J. Lynch and Mary Jane Lynch, husband and wife, to Michael A. Lynch dated August 29, 2012 and which was recorded on August 29, 2012 in Book 2012 at Page 2789 of the records of Delaware County, Iowa Recorder.