ENV Heritage Bank 695 Marion Blvd Marion, IA 52302

Book 2014 Page 2178

Document 2014 2178 Type 06 011 Pages 3
Date 9/03/2014 Time 9:45:18AM
Rec Amt $17.00
Rev Transfer Tax $287.20
Rev Stamp# 290 DOV# 296

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

CABIN ON LEASED LAND LOCATED ON LOT 7; BUILDING ON LEASED LAND LOCATED ON LOT 8.

DEBORAH L. PEYTON, RECORDER

PREPARED BY/RETURN TO: WILLIAM P. PROWELL, SHUTTLEWORTH & INGERSOLL, P.L.C., P.O. Box 2107, Cedar Rapids, IA 52406-2107, (319) 365-9461

TAX STATEMENT TO: BRIAN LAHEY, 21436 262nd STREET, DELHI, IOWA 52223

BILL OF SALE

A. David K. Fry, successor to David K. Fry and Lisa M. Fry, appears as Tenant and Marcheta R. Cooey appears as Landlord in a lease for a parcel of ground legally described on Exhibit "A" attached hereto. **ON PAGE #3**

B. David K. Fry owns and has title to all of the improvements located on the land described on Exhibit A and wishes now to sell, transfer and convey such improvements to Brian Lahey and Jacqueline Lahey. Brian Lahey and Jacqueline Lahey wish to purchase such improvements.

In consideration of the payment of ten dollars ($10.00) and other good and valuable consideration the receipt and sufficiency of which are acknowledged, David K. Fry does hereby sell, transfer and assign to Brian Lahey and Jacqueline Lahey, husband and wife, ("Laheys") all of the improvements situated on the real estate described on Exhibit "A" on Page 3 attached hereto ("Personal Property") and David K. Fry represents that he is the owner of such Personal Property, that he has good and lawful authroity to sell, transfer and assign the same and that the same is free and clear of liens, security interests and encumbrances.

Laheys warrant and acknowledge that they are purchasing the Personal Property in "AS-IS, WHERE-IS" condition with all faults and defects known or unknown and specifically and expressly without any warranties, representations or guaranties from David K. Fry. Laheys acknowledge that they have been given full opportunity to inspect and investigate each and every aspect of the improvements and personal property to satisfy themselves as to their condition.

David K. Fry further transfers and assigns to Laheys all of his right, title and interest in and to that certain Shared Well Water Agreement dated September 1, 2013 providing the right to draw water from a well described in such Shared Well Water Agreement in common with the other parties thereto. Laheys assume all of the obligations of said Shared Well Water Agreement from and after the date hereof including the payment of the electricity, etc.

David K. Fry further transfers and assigns to Laheys all of his right, title and interest in and to that certain Well Easement Agreement dated April 20, 1997 which granted to David K. Fry and others an easement for a joint road and a well easement for the purpose of the use of the well, its upkeep and maintenance. Laheys assume the obligations of the Well Easement Agreement, if any, from and after the date hereof.

STATE OF IOWA

ss:

COUNTY OF LINN

Dated: 8/29, 2014.

This instrument was acknowledged before me on this 29th day of August, 2014 by David K. Fry.

David K. Fry

Notary Public

JUSTIN NESS
Commission Number 764324
My Commission Expires
August 23, 2016

STATE OF IOWA

ss:

COUNTY OF LINN

Dated: 8/29, 2014.

This instrument was acknowledged before me on this 29th day of August, 2014 by Brian Lahey.

Brian Lahey

Notary Public

JUSTIN NESS
Commission Number 764324
My Commission Expires
August 23, 2016

STATE OF IOWA

ss:

COUNTY OF LINN

Dated: 8/29, 2014.

This instrument was acknowledged before me on this 29th day of August, 2014 by Jacqueline Lahey.

Jacqueline Lahey

Notary Public

JUSTIN NESS
Commission Number 764324
My Commission Expires
August 23, 2016

EXHIBIT "A"

Lot 7 of the Plat of Hartwick Lake Club West Subdivision of Part of the S ½ of Section 24, and of Part of the N ½ of Section 25, all in Township 88 North, Range 5 West of the Fifth P.M., Delaware County, Iowa, According to Plat recorded in Book 5 Plats, Page 40 of the records of the Delaware County, Iowa, Recorder ("Parcel A");

And

Lot 8 of the Plat of Hartwick Lake Club West Second Subdivision of Part of the SE ¼ of the SW ¼ of Section 24, and of Part of the NE ¼ of the NW ¼ of Section 25, all in Township 88 North, Range 5 West of the Fifth P.M., Delaware County, Iowa, According to Plat recorded in Book 1999 at Page 3326 of the records of the Delaware County, Iowa, Recorder ("Parcel B"),