Book 2015 Page 882

Document 2015 882 Type 03 002 Pages 3
Date 4/16/2015 Time 10:10:18AM
Rec Amt $17.00 Aud Amt $10.00

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 17th day
of April AD 2015
Clerk Becker Auditor
By P. Hildebrand Deputy

EXEMPT

©THE IOWA STATE BAR ASSOCIATION Official Form No. 106 - August 2013	Walter J. Steggall, Jr.	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return To: Walter J. Steggall, Jr., 240 Wiley Blvd. SW, Cedar Rapids, IA 52404, (319) 363-7401
Preparer: Walter J. Steggall, Jr., 240 Wiley Blvd. SW, Cedar Rapids, IA 52404, (319) 363-7401
Taxpayer: Richard Dale Taylor, 2721 31st Street SW, Cedar Rapids, IA 52404

QUIT CLAIM DEED

For the consideration of One Dollar(s) and other valuable consideration, Morgan McVay, a single person, do hereby Quit Claim to Richard Dale Taylor and Shelly Marie Taylor-McVay, 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 Exhibit "A" and Exhibit "B" attached hereto Page 2 & 3

This deed is exempt according to Iowa Code 428A.2(21).

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: 3/19/2015

Morgan McVay (Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF NEBRASKA, COUNTY OF DOUGLAS

This record was acknowledged before me this 19 day of March, 2015, by Morgan McVay, a single person

Signature of Notary Public

General Notary - State of Nebraska
SYDNEY L. TRUE
My Comm. Exp. Feb. 28, 2018.

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

EXHIBIT "A"

Lot Four (4) of East Shore Lots in the Northwest corner of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of Section Twenty-Nine (29) and in the Northeast corner of the Northeast Quarter (NE¼) of the Southeast Quarter (SE¼) of Section Thirty (30), Township Eighty-Eight (88) North, Range Four (4) West of the Fifth Principal Meridian, according to plat recorded in Book 2 Plats, Page 98 ½, subject to easements, covenants and restrictions of record.

And

All lake frontage running to the middle of the Maquoketa River bed with regard to the following described real estate: Lot Four (4) of the East Shore Lots in the Northwest corner of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-Nine (29), and in the Northeast corner of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Thirty (30), all in Township Eighty-Eight (88) North, Range Four (4) West of the Fifth P. M., as shown by recorded plat.

EXHIBIT "B"

That part of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of Section Twenty Nine (29), Township Eighty Eight (88) North, Range Four (4) West of the Fifth P.M. described as commencing at the Northwest corner of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼), thence East one hundred thirteen and four-tenths (113.4) feet along the North line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) to the point of beginning, thence South 22° 13' West two hundred three and six-tenths (203.6) feet, thence East two hundred forty three (243) feet, thence North one hundred eighty eight and five-tenths (188.5) feet, thence West one hundred sixty six (166) feet along the North line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) to the point of beginning. The North line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) is assumed to bear due East and West