Env. Midwest Community Title 4240 44th Ave Moline, IL 61265

Entered for taxation 5th day of December AD 2016
Carla K Becker, Auditor
By a Rowe, Deputy

Book 2016 Page 3342

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Rev Transfer Tax $158.40
Rev Stamp# 461 DOV# 454

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by: Laura M. Hyer P.O. Box 2804 Phone (319) 363-0101
Bradley & Riley PC Cedar Rapids, IA 52406-2804 FAX (319) 363-9824

Return to and Address tax statement: ~~Brett A. Brauman and Pamela R. Brauman, 20623 263rd St, Manchester, IA 52057~~ Midwest Community Title 4240 44th Ave, Moline IL 61265

WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration, COLLINS COMMUNITY CREDIT UNION, an Iowa credit union, does hereby convey to BRETT A. BRAUMAN and PAMELA R. BRAUMAN, as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

SEE EXHIBIT A, ATTACHED

The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record in the office of the Recorder of Delaware County, Iowa.

Grantor does hereby covenant with Grantee, and successors in interest, that Grantor holds the real estate by title in fee simple; that Grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and Grantor covenants to warrant and defend the real estate against lawful claims of all persons except as may be above stated.

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.

STATE OF IOWA

ss.

COUNTY OF LINN

Dated: Nov. 28th, 2016

COLLINS COMMUNITY CREDIT UNION

By: AJ WYGLE, CREDIT SOLUTIONS MANAGER

This instrument was acknowledged before me on November 28th, 2016, by, AJ WYGLE, CREDIT SOLUTIONS MANAGER of Collins Community Credit Union.

Ashley Archer
Notary Public in and for said State

(print name) Ashley Archer

NOTARIAL SEAL IOWA
ASHLEY ARCHER
Commission Number 789619
My Commission Expires
4/23/18

{02170893.DOC} © Bradley & Riley PC 2003

Exhibit A

Lot Six (6) of Turtle Creek Camp Replat being part of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4), part of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4), and part of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4) all in Section Twenty-six (26) Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa; also being part of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4), and part of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4), Section Twenty-five (25), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 1999, Page 4340, except Parcel U Part of Lot Six (6) of Turtle Creek Camp Replat, Section Twenty-six (26), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2001, Page 3523; also all lake frontage, running to the waterfront and then at right angles to the middle of Lake Delhi, also known as Hartwick Lake, in respect to and adjoining said Lot Six (6), except Parcel U.