Recorded: 10/13/2017 at 10:52:09.0 AM
Fee Amount: $22.00
Revenue Tax: $0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2017 PG: 2844

Entered for taxation 16th day
of October A D 2017
Carla K. Becker Auditor
By P. Hildebrand Deputy

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Steven E. Zumbach, Esq., 666 Walnut Street, Suite 2000, Des Moines, IA 50309, Phone 515-243-7100

Taxpayer Information: (name and complete address)

Doran J. Zumbach
3278 110th Ave.
Coggon, IA 52218

Return Document To: (name and complete address)

Preparer

Grantors:

Doran J. Zumbach (aka Doran Zumbach)
Wilhelmena K. Zumbach (aka Wilhelmena Zumbach)

Grantees:

Z-Valley Grain, L.L.C.

Legal Description: See Page 2.

Document or instrument number of previously recorded documents: None.

WARRANTY DEED

For the consideration of One Dollar ($1.00) and other valuable consideration, Doran J. Zumbach and Wilhelmena K. Zumbach,* husband and wife, do hereby Convey to Z-Valley Grain, L.L.C., the following described real estate all located in Delaware County, Iowa:

Beginning at the Northeast corner of Section 31, Township 87 North, Range 6, West of the 5th P.M., running thence South on the East line of said Section 131½ rods, thence West 155 rods 2 feet to a point 131½ rods South of the North line of said Section 31, running thence North to a point on the North line of said Section which point is 155 rods 13½ feet West of the Northeast corner of said section, running thence East 155 rods 13½ feet to the place of beginning, subject to highways and easements of record. ~~Except Parcel A part of the Northeast Quarter of Section 31, according to plat recorded in Book 7 Plats, Page 83 of the records of the Delaware County Recorder.~~ **

All of the foregoing property located in Delaware County, Iowa and subject to easements, covenants, highways and restrictions of record.

The consideration for this transfer is less than $500.00,and therefore this transaction is exempt from the requirements of transfer tax, declaration of value, and groundwater hazard statement. Iowa Code 428A.2(21) (2014).

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. 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, according to the context.

Dated: May 2, 2017.

Doran J. Zumbach
Doran J. Zumbach

Wilhelmena K. Zumbach
Wilhelmena K. Zumbach

*aka Doran Zumbach and Wilhelmena Zumbach

**, except the South four hundred eight (480) feet of the North one thousand three hundred sixty seven (1,367) feet of the East five hundred sixty one (561) of the East one-half (E 1/2) of Section 31, Township 87, Range 6, including all of Parcel A of the Northeast one-quarter (NE 1/4) of Section 31, Township 87, Range 6, Delaware County, Iowa according to plat recorded in Book 7 Plats, Page 83.

STATE OF IOWA, COUNTY OF Delaware

This instrument was acknowledged before me on May 3rd, 2017, by Doran J. Zumbach and Wilhelmena K. Zumbach, as husband and wife.

MELINDA M. JOHN
Commission Number 799609
My Commission Expires
10-4-19

Notary Public in and for the State of Iowa

My commission expires: 10-4-2019