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Sarah Boddicker, Auditor
By D. Hildebrand, Deputy

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Rev Transfer Tax $485.60
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

ENV (X)

Prepared by/ Janice J. Kerkove P.O. Box 2804 PHONE (319) 363-0101
Return to Bradley & Riley PC Cedar Rapids, IA 52406-2804 FAX (319) 363-9824

Address tax statement: Larry D. Betenbender Estate, 1267 Oakes Drive, Iowa City, IA 52245

TRUSTEE'S WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration, DONNA BETENBENDER, in her capacity as Trustee of the DONNA BETENBENDER TRUST, dated June 11, 2003, does hereby convey all of her right, title, and interest in and to an undivided one-half (1/2) interest to ARIANA E. BETENBENDER, in her capacity as Administrator of the LARRY D. BETENBENDER ESTATE, the following described real estate in Delaware County, Iowa:

THE NORTH 1/2 (N1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION THIRTY-THREE (33), TOWNSHIP EIGHTY SEVEN (87) NORTH, RANGE SIX (6), WEST OF THE FIFTH P.M., DELAWARE COUNTY, IOWA.

By acceptance and recording of this Deed, Grantees acknowledge that they are purchaser for value in good faith and without notice of any adverse claim, and have relied on the Individual Trustee's Affidavit recorded with the Deed pursuant to Iowa Code Section 614.14.

The Grantor hereby covenants with Grantees, and successors in interest, that Grantor holds the real estate by title in fee simple; that Grantor has good and lawful authority to 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.

The Grantor further warrants to the Grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the Grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the Trustee to the Grantees is effective and rightful; and that the Trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Dated: 12-6, 2017.

DONNA BETENBENDER TRUST dated June 11, 2003

By: Donna Betenbender
DONNA BETENBENDER, Trustee

STATE OF ARIZONA, COUNTY OF Pinal) ss:

This instrument was acknowledged before me on Dec 6, 2017, by Donna Betenbender, in her capacity as Trustee of the Donna Betenbender Trust dated June 11, 2003.

Rosa Marquez
Notary Public
Pinal County, Arizona
My Comm. Expires 07-19-2019

Notary Public in and for said State Arizona