Entered for taxation 4th day
of January AD 2018
Carlah Bockes Auditor
By P. Hilderand Deputy

Book 2018 Page 28

Document 2018 28 Type 03 001 Pages 3
Date 1/03/2018 Time 1:30:26PM
Rec Amt $17.00 Aud Amt $5.00
Rev Transfer Tax $87.20
Rev Stamp# 6 DOV# 8

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 107
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Sunny Hill Farms LLC, ~~1623 120th Street, Greeley, IA 52050~~
2046 200th Avenue, Manchester IA 52057

Return Document To: (Name and complete address)
Sunny Hill Farms LLC, ~~1623 120th Street, Greeley, IA 52050~~
2046 200th Avenue, Manchester, IA 52057

Grantors:
Richard D. Bockenstedt

Grantees:
Sunny Hill Farms LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:

© The Iowa State Bar Association 2017
IOWADOCSO

TRUSTEE WARRANTY DEED
(INTER-VIVOS TRUST)

For the consideration of $55,000.00 Dollar(s) and other valuable consideration, Richard D. Bockenstedt (Trustee) ~~(Co-Trustees)~~ of the Richard D. Bockenstedt Revocable Trust dated October 19, 2016 does hereby convey to Sunny Hill Farms LLC the following described real estate in Delaware County, Iowa: Lot One (1) of Bockenstedt Subdivision; in the Northeast Quarter of the Northeast Quarter Section 18, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2017, Page 3082; also Amended Parcel 2015-82; in the NE ¼ - NE ¼ Section 18, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2015, Page 2710

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 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 the 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.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated 12-16-17.

Richard D. Bockenstedt
As (Trustee) ~~(Co-Trustee)~~ of
the above-entitled trust

As (Trustee) ~~(Co-Trustee)~~ of
the above-entitled trust

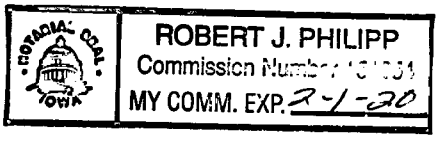
© The Iowa State Bar Association 2017
IowaDocs®

Acknowledgment for Individual Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 12-16-17, by Richard D. Bockenstedt as Trustee of the Richard D. Bockenstedt Revocable Trust dated October 19, 2016.

As (Trustee) ~~(Co-Trustee)~~ of the above entitled trust.



Robert J. Philipp
Signature of Notary Public
Robert J. Philipp.

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____.

As (Trustee) ~~(Co-Trustee)~~ of the above entitled trust.

_____
Signature of Notary Public

Acknowledgment for Corporate Trustee

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____,

as _____,

of _____.

As (Trustee) (Co-Trustee) of the above entitled trust.

_____
Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____,

as _____,

of _____.

As (Trustee) (Co-Trustee) of the above entitled trust.

_____
Signature of Notary Public