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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 22nd day
of January AD 2018
Carla K. Boeckner Auditor
By P. Hazelwood Deputy

Eric Thorson
1950 Lodge Rd NE Ste 101
Cedar Rapids IA 52402

TRUSTEE WARRANTY DEED

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

Preparer Information: (Name, address and phone number)
Larry J. Thorson, 4056 Glass Road NE, Cedar Rapids, IA 52402, Phone: (319) 393-9090

Taxpayer Information: (Name and complete address)
Darrel E. Berry & Janet Berry, 21265 258th, Delhi, IA 52223-8442

Return Document To: (Name and complete address)
Larry J. Thorson, 4056 Glass Road NE, Cedar Rapids, IA 52402

Grantors:
Darrel E. Berry and Janet Berry, as Trustees of The Darrel E. Berry and Janet M. Berry Revocable Trust dated June 5, 2014

Grantees:
Darrel E. Berry
Janet Berry

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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TRUSTEE WARRANTY DEED
(INTER-VIVOS TRUST)

For the consideration of one Dollar(s) and other valuable consideration, Darrel E. Berry and Janet M. Berry ~~(Trustee)~~ (Co-Trustees) of the Darrel E. Berry and Janet M. Berry Revocable Trust dated June 5, 2014 does hereby convey to Darrel E. Berry and Janet M. Berry, as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Delaware County, Iowa: See legal description on page two attached hereto and by this reference made a part hereof. This deed is exempt according to Iowa Code 428A.2(21).

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 January 12th, 2018

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

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

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Acknowledgment for Individual Trustee

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on January 12, 2018, by David E. Berry and Janet M. Berry, as Trustees of The Darrel E. Berry and Janet M. Berry Revocable Trust dated June 5, 2014.

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

BARBARA TOPPING
Notarial Seal - Iowa
Commission # 148309
My Commission Expires 8-24-18

Barbara Topping
Signature of Notary Public

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

LEGAL DESCRIPTION:

* According to Plat recorded in Book 6 Page 199 Plats

PARCEL C: a Part of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-four (24), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, being the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) except Cedar Acres Subdivision as recorded in Book 4 of Plats, Page 135 in the Office of the Delaware County Recorder and except the North 13 acres of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4), containing 22.58 acres, subject to easements of record, and more specifically described by metes and bounds as follows:

COMMENCING at the South Quarter (S 1/4) Corner of Section Twenty-four (24), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa; thence along the Easterly line of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of said Section Twenty-four (24), North 01°-45'-00" East 1322.5 feet to the Southeast Corner of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Twenty-four (24); thence along the Southerly line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Twenty-four (24) South 89°-46'-25" West 825.9 feet to the POINT OF BEGINNING; thence continuing along said Southerly line North 89°-46'-25" West 492.7 feet to the Southwesterly Corner of said Quarter-Quarter Section; thence along the Westerly line of said Quarter-Quarter Section North 01°-22'-55" East 965.9 feet to the Southwesterly Corner of the North 13 acres of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Twenty-four (24); thence along the Southerly line of said North 13 acres South 87°-23'-05" East to the Easterly line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Twenty-four (24) 1,315.1 feet; thence along said Easterly line South 01°-09'-15" West 688.3 feet to the Northeasterly Corner of Lot Thirty-two (32) of Cedar Acres Subdivision as recorded in Book 4 of Plats, Page 135 in the Office of the Delaware County Recorder; thence along the Northeasterly line of Lots Twenty-seven (27), Twenty-eight (28), Twenty-nine (29), Thirty (30), Thirty-one (31) and Thirty-two (32) of said Cedar Acres North 58°-58'-35" West 647.3 feet to Interstate Power Monument No. 236; thence along the Westerly line of said Lot Twenty-seven (27) South 07°-10'-25" West 383.1 feet to Interstate Power Monument No. 235, the Southwesterly Corner of said Lot Twenty-seven (27) and the Northerly most Corner of Lot Twenty-Six (26) of said Cedar Acres; thence along the Northwesterly line of Lot Twenty-four (24), Twenty-five (25) and Twenty-six (26) of said Cedar Acres Subdivision South 52°-48'-10" West 286.1 feet to the POINT OF BEGINNING; containing 22.58 acres and subject to easements of record. The Southerly line of the Southwest Quarter (SW 1/4) of Section Twenty-four (24), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian is assumed to bear North 90°-00'-00" West.

AND ALSO

Lots Twenty Four (24), Twenty Five (25), Twenty Six (26), Twenty Seven (27), Twenty Eight (28), Twenty Nine (29), Thirty (30), Thirty One (31) and Thirty Two (32) of the Plat of Cedar Acres Subdivision in the SW¼, Section 24, T88N, R5W of the 5th P.M. Delaware County, Iowa, according to plat recorded in Book 4 Plats, Page 135.

TOGETHER WITH Road Easement recorded on December 31, 1992 in Book 7 on Page 6 in the office of the Recorder of Delaware County, Iowa.