Book 2018 Page 1210

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Date 5/09/2018 Time 10:35:08AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $125.60
Rev Stamp# 152 DOV# 169

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 10th day
of May AD 2018
Carla K. Bachar Auditor
By P. Hilderand Deputy

WARRANTY DEED

Return to: Mescher Family Partnership, LLC, 2082 Hwy. 3 East, Edgewood, Ia 52042
Preparer: John C. Compton, 116½ W. Mission St., Box 8, Strawberry Point, IA 52076, Phone: (563) 933-4334
Taxpayer: Mescher Family Partnership, LLC, 2082 Hwy. 3 East, Edgewood, IA 52042

For the consideration of ---One & no/100--- Dollar(s) and other valuable consideration, Bryan J. Kraus and Lisa A. Kraus, husband and wife do hereby Convey to Mescher Family Partnership, LLC the following described real estate in Delaware County, Iowa: See attached addendum.

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, and as masculine or feminine gender, according to the context.

Dated on May 8th 2018

Bryan J. Kraus (Grantor)

Lisa A. Kraus (Grantor)

STATE OF IOWA, COUNTY OF Clayton

This record was acknowledged before me on May 8, 2018, by Bryan J. Kraus and Lisa A. Kraus, husband and wife.

RANDY WILLIE
Commission Number 123665
My Commission Expires

Signature of Notary Public

9-26-2020

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Addendum

1. All that part of Lot Seven (7) that lies South of a line that is six hundred thirty one and sixty three one-hundredths (631.63) feet South of the North line of the Southeast Quarter (SE¼) of the Northwest Quarter (NW¼) of Section Twenty Nine (29), in the Subdivision of East part of the Northwest Quarter (NW¼) of Section Twenty Nine (29), Township Ninety (90) North, Range Four (4), West of the Fifth P.M., South of and adjoining Block Three (3), Baker's Addition to Greeley and East of and adjoining the East boundary line of the Chicago and Milwaukee and St. Paul Railroad, according to plat recorded in Book A Plats, Page 61; also that part of the Southeast Quarter (SE¼) of the Northwest Quarter (NW¼) of Section Twenty Nine (29), Township Ninety (90) North, Range Four (4), West of the Fifth P.M., described as beginning at the point in the center of the highway six hundred fifty four (654) feet South and two hundred fifty (250) feet West of the Northwest corner of the Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) of said Section Twenty Nine (29), running thence East two hundred fifty (250) feet to the center of the highway, thence South along the center of the highway three hundred seventy (370) feet and nine (9) inches, thence West two hundred thirty two (232) feet and four (4) inches to the East line of the right of way of the Chicago, Milwaukee & St. Paul Railway Company, thence Northerly along the East line of said railroad right of way to the point of beginning.