Book 2020 Page 136
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE SPECIAL WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 108
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)
Cristy Tackett-Hunt,
Betty, Neuman & McMahon, PLC
1900 E. 54th Street
Davenport, IA 52807, Phone: (563) 424-7724

Taxpayer Information: (name and complete address):

Dunkel Holding, LLC
Attn: Brian Dunkel
21408 North Crestview Drive
Barrington, IL 60010

Return Document To: (name and complete address)

Cristy Tackett-Hunt
Betty, Neuman & McMahon, PLC
1900 E. 54th Street
Davenport, IA 52807

Grantors: Brian Dunkel and Neal Dunkel, Successor Co-Trustees of the Nicholas E. Dunkel Living Trust Dated August 25, 2015

Grantees: Dunkel Holding, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents: 2017 686

TRUSTEE SPECIAL WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, **Brian Dunkel and Neal Dunkel, Successor Co-Trustees of the Nicholas E. Dunkel Living Trust Dated August 25, 2015** does hereby convey to **Dunkel Holding, LLC,** an Iowa limited liability company.

the following described real estate in Delaware County, Iowa:

Lot Two, except a strip Twenty Five feet wide along the West Side thereof and except a strip Twenty feet wide along the South side thereof, and Lot Four, of the Subdivision of part of the South One-Half of South East quarter of Section Eighteen and part of East One-Half of Section Nineteen, all in Township Eighty Nine North, Range Five, West of the Fifth P.M., according to plat in Book A, page 87, subject to flowage rights in favor of the Iowa Electric Company as shown by decree in Appearance & Judgment Docket Twenty Two, page 229, Law & Chancery Record Twelve, page 383, and deed recorded in Book 59, page 369, also subject to easement for right of way in favor of Interstate Power Company as shown by deed recorded in Book F, page 298. Also part of Lot Three of the South East quarter of the South East quarter of Section Nineteen and that part of Lot Three of the Subdivision of part of the South One-Half of the South East quarter of Section Eighteen and part of the East One-Half of Section Nineteen, all in Township Eighty Nine North, Range Five, West of the Fifth P.M., described as commencing at the North West corner of the South East quarter of the South East quarter of said Section Nineteen, thence East on North line of said South East quarter of South East quarter Twenty feet, thence North Ninety Eight feet, thence West to a point on the East line of Lot Two of said Subdivision Forty feet North of the South East corner of said Lot Two, thence South to the South East corner of said Lot Two, thence East to a point Eighty Eight links North of point of beginning, thence South to point of beginning; subject to public highways and easements of record.

Commonly known as and located at: 1671 – 195th St., Manchester, IA 52057

This deed is exempt according to Iowa Code Section 428A.21(21).

The grantor does hereby covenant with grantees, and successors in interest, to warrant and defend the real estate against the lawful claims of all persons claiming by, through or under grantor, 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.

IN WITNESS WHEREOF, the grantors have hereunto set their hands and seals this 24 day of September, 2019.

_____ (SEAL)
BRIAN DUNKEL, Successor Co-Trustee of the
Nicholas E. Dunkel Living Trust udt August 25, 2015

_____ (SEAL)
NEAL DUNKEL, Successor Co-Trustee of the Nicholas
E. Dunkel Living Trust udt August 25, 2015

STATE OF ILLINOIS)
) ss.
COUNTY OF LAKE)

I, the undersigned, a Notary Public, in and for said County and State, aforesaid, DO HEREBY CERTIFY, that BRIAN DUNKEL, individually and in his capacity as Successor Co-Trustee of the Nicholas E. Dunkel Living Trust, personally known to me (or proved to me on the basis of satisfactory evidence) to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 24th day of SEPTEMBER, 2019.

"OFFICIAL SEAL"
STEPHANIE M DZIELAWA
Notary Public, State of Illinois
My Commission Expires 11/6/2021

_____
Notary Public

STATE OF _____)
) ss.
COUNTY OF _____)

I, the undersigned, a Notary Public, in and for said County and State, aforesaid, DO HEREBY CERTIFY, that NEAL J. DUNKEL, individually and in his capacity as Successor Co-Trustee of the Nicholas E. Dunkel Living Trust, personally known to me (or proved to me on the basis of satisfactory evidence) to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this ____ day of _____, 2019.

_____
Notary Public

IN WITNESS WHEREOF, the grantors have hereunto set their hands and seals this 27th day of September, 2019.

_____ (SEAL)
BRIAN DUNKEL, Successor Co-Trustee of the
Nicholas E. Dunkel Living Trust udt August 25, 2015

_____ (SEAL)
NEAL DUNKEL, Successor Co-Trustee of the Nicholas
E. Dunkel Living Trust udt August 25, 2015

STATE OF _____)
) ss.
COUNTY OF _____)

I, the undersigned, a Notary Public, in and for said County and State, aforesaid, DO HEREBY CERTIFY, that BRIAN DUNKEL, individually and in his capacity as Successor Co-Trustee of the Nicholas E. Dunkel Living Trust, personally known to me (or proved to me on the basis of satisfactory evidence) to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this ____ day of _____, 2019.

_____
Notary Public

STATE OF Iowa)
) ss.
COUNTY OF Delaware)

I, the undersigned, a Notary Public, in and for said County and State, aforesaid, DO HEREBY CERTIFY, that NEAL J. DUNKEL, individually and in his capacity as Successor Co-Trustee of the Nicholas E. Dunkel Living Trust, personally known to me (or proved to me on the basis of satisfactory evidence) to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 27th day of September, 2019.

DAVID F SMITH
Notarial Seal - Iowa
Commission # 185444
My Commission Expires 9-9-20

_____
Notary Public