Env
Stewart Title
Chicago, #11

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by:
Jacob Stauffer
1598 Imperial Suite 2001
West Plains, MO 65775

SPECIAL WARRANTY DEED

THIS INDENTURE, made on the 30th day of April, 2020, by and between DGOGEarlvilleia040319 LLC, a Missouri limited liability company ("Grantor") and NCI Earlville DG LLC, an Indiana limited liability company, whose address is 875 N Michigan Ave, Suite 3612, Chicago, IL 60611 ("Grantee")

W I T N E S S E T H:

THAT Grantor, in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does by these presents, sell and convey unto the said Grantee, its successors and assigns, the lots, tracts or parcels of land lying, being and situated in the County of Delaware, State of Iowa, and more fully described on Exhibit "A" attached hereto and incorporated herein by reference, together with all buildings, facilities and other improvements, located thereon.

TO HAVE AND TO HOLD the premises aforesaid with all and singular, the rights, easements, privileges, appurtenances and immunities thereto belonging or in any wise appertaining unto the said Grantee and unto Grantee's successors and assigns forever, the said Grantor hereby covenanting that Grantor will warrant and defend the title to said premises unto the said Grantee and unto Grantee's successors and assigns, against the lawful claims and demands of all persons claiming under or through Grantor, but not otherwise.

SUBJECT TO: See attached Exhibit B

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed the day and year first above written.

GRANTOR:

DGOGEarlvilleia040319 LLC, a Missouri limited liability company

By: _____
Jacob W. Stauffer, Manager

STATE OF MISSOURI)
) SS
COUNTY OF Greene)

On this 16th day of April, 2020, before me personally appeared Jacob W. Stauffer, Manager of DGOGEarlvilleia040319 LLC, a Missouri Limited Liability Company, to me known to be the person described in and who executed the foregoing document, and acknowledged that he executed the same as his free act and deed on behalf of the Grantor.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

GABRIELLE AMELIA EVANS
Notary Public – Notary Seal
STATE OF MISSOURI
Greene County
My Commission Expires Nov. 12, 2021
Commission #17065007

Notary

My commission expires:

EXHIBIT A

PARCEL 2019-56 PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 89 NORTH, RANGE 4 WEST OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, ACCORDING TO PLAT RECORDED IN BOOK 2019, PAGE 1991.

EXHIBIT B

1. Taxes 2019 and subsequent years.