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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

QUIT CLAIM DEED
Recorder's Cover Sheet

Preparer Information:
Jane E. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057
Phone: (563) 927-5920

Taxpayer Information:
Rodney D. & Mary Kay Starks, 25944 225th Ave, PO Box 183, Delhi, Iowa 52223

Return Document To:
Jane E. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057

Grantors:
Lynn M. Starks a/k/a Lynn Marie Starks a/k/a Lynn Starks

Grantees:
Rodney D. Starks and Mary Kay Starks

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

QUIT CLAIM DEED

For the consideration of $10.00 Dollar(s) and other valuable consideration, Lynn M. Starks a/k/a Lynn Marie Starks a/k/a Lynn Starks, a single person do hereby Quit Claim to Rodney D. Starks and Mary Kay Starks, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

This deed is exempt according to Iowa Code 428A.2(21).
All lake frontage running to the middle of the Maquoketa River bed with regard to the following described real estate:
The Northerly twelve and five-tenths (12.5) feet of Lot Three (3) and the South ½ of Lot Four (4) except the northerly 12.5 feet, of H.L.C. First Subdivision of part of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) and part of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Nineteen (19), Township Eighty Eight (88) North, Range Four (4), West of the Fifth Principal Meridian, Delaware County, Iowa;
AND
A portion of Lot No. 5 and Lot No. 4 on a Plat of H.L.C. First Subdivision of part of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) and part of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Nineteen (19), Township Eighty Eight (88) North, Range Four (4), West of the Fifth Principal Meridian, described as follows:
Beginning at the NE'ly corner of said Lot No. 4, thence S. 24° 23' E 12.5 feet; thence, S. 65° 37' W. 150.0 feet to the Westerly line of said Lot No. 4; thence, N. 54° 18' 24" E. 152.97 feet to the Easterly line of said Lot No. 5; thence, S. 24° 23' E. 17.5 feet to the point of beginning;
AND
The South 50 feet of the Northerly 62.5 feet of Lot 4. This lot being part of H.L.C. First Subdivision of part of the Southwest Quarter of the Southeast Quarter and part of the Southeast Quarter of the Southwest Quarter of Section 19, Township 88 North, Range 4 West of the 5th P.M., Office of the Delaware County, Iowa, according to plat recorded in Plat Book 2, Page 176, Office of the Delaware County, Iowa, Recorder, subject to the restrictions and covenants of records.

This deed is subject to the following covenants: 1) Same is subject to the existing flood plain rights and the grantees shall hold the grantor harmless with regard to the flooding of the property conveyed; 2) grantees and their successors in interest are restricted from changing or altering lake frontage without the written permission of the grantors.

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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: June 3, 2020.

Lynn M. Starks a/k/a Lynn Marie Starks
a/k/a Lynn Starks, Grantor

INDIVIDUAL ACKNOWLEDGMENT

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 3, 2020, by Lynn M. Starks a/k/a Lynn Marie Starks a/k/a Lynn Starks, a single person.

Signature of Notary Public

NOTARIAL SEAL IOWA
JANE E HANSON
Commission Number 791553
My Commission Expires
August 12, 2021