Recorded: 2/27/2025 at 11:32:56.0 AM
County Recording Fee: $22.00
Iowa E-Filing Fee: $3.00
Combined Fee: $25.00
Revenue Tax: $0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 513

Return To: Alec Modrick, 1415 28th St STE 160, West Des Moines, Iowa 50266
Taxpayer: Gary and Cheryl Gates, 2826 310th Street, Hopkinton, IA 52237
Preparer: Alec Modrick, 1415 28th St STE 160, West Des Moines, IA 50266, Tel: (515) 727-0986

QUIT CLAIM DEED

For the consideration of One Dollar(s) and other valuable consideration, Gary P. Gates a/k/a Gary Gates and Cheryl Gates a/k/a Cheryl L. Gates, husband and wife, do hereby Quit Claim to Gary Philip Gates and Cheryl Lynne Gates, Trustees of the Gary and Cheryl Gates Joint Revocable Trust dated February 27, 2025, and any amendments thereto all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

See attached Exhibit A for legal descriptions.

This deed is exempt according to Iowa Code 428A.2(21).

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: February 27, 2025

Gary P. Gates, Grantor

Cheryl Gates, Grantor

STATE OF IOWA, COUNTY OF LINN

This record was acknowledged before me on February 27, 2025 by Gary P. Gates a/k/a Gary Gates and Cheryl Gates a/k/a Cheryl L. Gates, husband and wife.

Signature of Notary Public

ALEC J. MODRICK
Commission Number 815274
My Commission Expires
February 13, 2028

EXHIBIT A

Parcel No. 41090100600
Lots Six (6) and Seven (7) of Lux Farms First Subdivision-Amended, according to plat recorded in Book 5 Plats, Page 16; same being a part of the East one-half (E 1/2) of the Northwest Quarter (NW1/4) of Section Nineteen (19), Township Eighty Seven (87) North, Range Three (3), West of the Fifth Principal Meridian, and That part of Lot One (1) of Lot One (1) of the Plat of the Subdivision of Lot One (1) of Lux Farms First Subdivision-Amended, a subdivision of part of the North one-half (N 1/2) of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and replat of Lux Farms First Subdivision, all in Section Nineteen (19), Township Eighty Seven (87) North, Range Three (3), West of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 83, described as beginning at the Southwest corner of Lot Seven (7) of Lux Farms First Subdivision-Amended, according to plat recorded in Book 5 Plats, Page 16, thence South 65° 38' East two hundred forty eight and nine-tenths (248.9) feet, thence South 24° 22' West twenty (20) feet, thence South 65° 54' East one hundred thirty six (136) feet, thence South 25° 22' East seventy five and nine-tenths (75.9) feet, thence Northwesterly to a point on the West line of said Lot One (1) of Lot One (1) that is one hundred thirty five (135) feet South of the point of beginning, thence North one hundred thirty five (135) feet to the point of beginning.

Parcel No. 41090100500
Lot Five (5) of Lux Farms First Subdivision - Amended, a subdivision of part of the North One-half (N1/2) of the Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4) and Replat of Lux Farms First Subdivision, all in Section Nineteen (19), Township Eighty-Seven (87) North, Range Three (3), West of the Fifth P.M.

Parcel No. 610000205200
Lot Twenty Five (25), except the West One Hundred Thirty-Two feet (132') Carter's Out Lots in Hopkinton, Iowa.

Parcel No. 410190000700
PARCEL 202048 — part of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Nineteen (19), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa.