Recorded: 3/6/2025 at 2:37:14.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $95.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 585

Prepared by: David L. Wenzel, Simmons Perrine Moyer Bergman PLC, 115 Third Street SE, Suite 1200, Cedar Rapids, IA 52401-1266, (319) 366-7641
Return and Address Tax Statement to: Eastern Iowa Pumping, Inc., c/o Joe Hildebrand, 1625 220th Street, Manchester, IA 52057

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Carl's Feed & Farm Store, LLC, an Iowa limited liability company, does hereby convey to Eastern Iowa Pumping, Inc., an Iowa corporation, the following described real estate situated in Delaware County, Iowa, to-wit:

> The South one hundred ninety seven (197.0) feet of Lot Six (6) of the Subdivision of Lot One (1) of the Subdivision of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of Section Twenty Eight (28), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M., according to plat recorded in Book A Plats, Page 23

SUBJECT TO EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD.

Grantor does hereby covenant with grantee, and successors in interest, that grantor holds the real estate by title in fee simple; that the Grantor has 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 Grantor covenants to warrant and defend the real estate against the lawful claims of all persons except as may be above stated.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

Words and phrases herein, including acknowledgement hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Carl's Feed and Farm Store, LLC

Dated: 3-6-25

John Heavens, sole Member, sole Manager

STATE OF IOWA)
) ss:
COUNTY OF Linn)

This record was acknowledged before me on the 6th day of March, 2025 by John Heavens, as sole Member and sole Manager for Carl's Feed and Farm Store, LLC, an Iowa limited liability company.

NOTARIAL SEAL IOWA
KATHRYN TEFER
Commission Number 860864
My Commission Expires
December 3, 2027

Notary Public in and for said State