Recorded: 11/26/2025 at 10:36:52.0 AM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 3211

Preparer Information: Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave. Suite 4, Independence, IA 50644, Phone: (319) 334-3704
Taxpayer Information: James P. Gudenkauf Revocable Trust U/A Dated November 21, 2025, 2359 110th Ave., Masonville, IA 50654
Return Document To: Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave. Suite 4, Independence, IA 50644

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, James P. Gudenkauf and Robin M. Gudenkauf, husband and wife, do hereby Convey **an undivided one-half interest** to the James P. Gudenkauf Revocable Trust U/A dated November 21, 2025 and **an undivided one-half interest** to the Robin M. Gudenkauf Revocable Trust U/A dated November 21, 2025, the following described real estate in Delaware County, Iowa:

The South 532 feet of the North 782 feet of the East 453 feet of the NE ¼ of the SE ¼ of Section Seven (7), Township Eighty-Eight (88) North, Range Six (6), West of the Fifth P.M, subject to easements of record.

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

The Grantor does hereby covenant with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

The undersigned, Grantor(s) of the revocable trust(s) named above, hereby confirm(s) that the undersigned constitutes the sole lifetime beneficiary(ies) of said trust(s) and that he/she/they retain(s) the full control and possession of the real property described herein. Said property includes or is the personal residence of the undersigned prior to and after it was conveyed to said trust(s).

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: November 21, 2025

James P. Gudenkauf, Grantor

Robin M. Gudenkauf, Grantor

STATE OF IOWA)
)ss
COUNTY OF BUCHANAN)

This instrument was acknowledged before me on November 21, 2025, by James P. Gudenkauf and Robin M. Gudenkauf, husband and wife.

Notary Public

BRIAN C. EDDY
Commission Number 737709
My Commission Expires
November 16, 2026