Book 2026 Page 3184
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Rec Amt $12.00 Aud Amt $15.00
Rev Transfer Tax $215.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Preparer: Adrian T. Knuth, P. O. Box 458, Anamosa, IA 52205, Tel: (319)462-4378
Return To Taxpayer: Adela LLC, 20420 254th St., Delhi, IA 52223

WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Kristine A. Cooey, a single person, does hereby Convey to Adela LLC, a limited liability company organized and existing under the laws of Iowa, the following described real estate in Delaware County, Iowa:

Parcel QQ, part of Lot 14 of Freddy's Beach Road 1st Addition in Sections 23 and 26, Township 88 North, Range 5 West of the 5th P.M. per the Plat of Survey recorded November 18, 2009 in Book 2009, page 4335 in the Office of the Delaware County Recorder; and,

Parcel 2022-33, part of Parcel 2021-99 in Section 26, Township 88 North, Range 5 West of the 5th P.M. per the Plat of Survey recorded March 2, 2022 in Book 2022, page 702 in the Office of the Delaware County Recorder; and,

Parcel 2024-54, part of the lake frontage lying Westerly and Southwesterly of Lot 29 of Clair-view acres at Delhi, Iowa in Section 26, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, pursuant to the Plat of Survey recorded June 27, 2024 in Book 2024, page 1466 in the Office of the Delaware County Recorder,

This deed is given in fulfillment of the real estate installment contract entered into by Grantor and Grantee on July 12, 2024, which contract was recorded July 12, 2024 in Book 2024 at Page 1640 in the Office of the Delaware County Recorder. Grantor warrants the title against the claims of all persons whomsoever arising prior to July 12, 2024, and against the claims of all persons claiming by, through or under her since that date.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. 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: 10-9-2026.

Kristine A. Cooey
Kristine A. Cooey, Grantor

STATE OF Florida, COUNTY OF Lee

This record was acknowledged before me on October 9, 2026 by Kristine A. Cooey, a single person.

NOTARY PUBLIC STATE OF FLORIDA
TAMARA SIMMS
Commission # HH 681995
Expires May 31, 2029

Tamara Simms
Signature of Notary Public