Recorded: 11/9/2026 at 1:33:04.0 PM
County Recording Fee: $27.00
Iowa E-Filing Fee: $3.00
Combined Fee: $30.00
Revenue Tax: $952.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 3300

COURT OFFICER DEED
Recorder's Cover Sheet

Preparer Information: Carolyn C. Davis, 225 1st Avenue East, Dyersville, IA 52040, Tel: 563-875-9112

Taxpayer Information: Jason Gaul and Keith G. Gaul, 3348 120th Street, New Vienna, IA 52056

Return Document To: Carolyn C. Davis, 225 1st Avenue East, Dyersville, IA 52040

Grantors: Jason Gaul and Cindy Roling as co-executors of The Estate of Barbara J. Gaul

Grantees: Jason Gaul and Keith G. Gaul

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

COURT OFFICER DEED

The Estate of Barbara J. Gaul

now pending in the Iowa District Court in and for Delaware County Case No. 01281 ESPR 007070 and in Dubuque County Case No. **ESPR056090**

Pursuant to the authority and power vested in the undersigned, and in consideration of Ten Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Jason Gaul, married person, and Keith G. Gaul, single person, as tenants in common, the following described real estate in Delaware County, Iowa and Dubuque County, Iowa:

See Attached EXHIBIT A and EXHIBIT B

This deed is given in consummation of the terms of a Memorandum of Real Estate Contract between the parties hereto, dated October 13, 2023, and filed for record on December 19, 2023 in Delaware County in Book 2023, Page 3165, and filed for record December 19, 2023 in Dubuque County as Instrument No. 202300011899. Grantors warrant the title against the lawful claims of all persons whomsoever arising on or before October 13, 2023, and against the lawful claims of all persons claiming by, through or under us or either of us since October 13, 2023.

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

Dated: November 4, 2026.

Jason Gaul as Executor of
the Estate of Barbara J. Gaul

Cindy Roling as Executor of
the Estate of Barbara J. Gaul

STATE OF IOWA, COUNTY OF DUBUQUE, ss:

This record was acknowledged before me on November 4, 2026, by Jason Gaul and Cindy Roling, as Co-Executors of The Estate of Barbara J. Gaul.

CAROLYN DAVIS
Commission Number 833618
My Commission Expires
August 9, 2027

Signature of Notary Public

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Exhibit A

Delaware County:
The South one-half (S½) of the Southeast Quarter (SE¼) of the Northwest Quarter (NW ¼) of Section Thirteen (13);

The Northeast Quarter (NE¼) except Parcel 2023-18 in the Southeast Quarter of the Northeast Quarter and in the Northeast Quarter of the Southeast Quarter Section 13, Township 90 North, Range 3 West of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2023, Page 526;

The North Half (N½) of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼);

All in Section Thirteen (13), Township Ninety (90) North, Range Three (3) West of the Fifth P.M., in Delaware County, Iowa,

The South one-half (S1/2) of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW1/4) and the Southeast Quarter (SE1/4) of the Southwest Quarter (SW1/4) except commencing at the Southeast corner of said Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) and running thence North sixty-two and one-third (62 1/3) rods, thence West Seventy-seven (77) rods, thence South Sixty-two and One-third (62 1/3) rods, thence East seventy-seven (77) rods to the point of beginning, in Section 13, Township Ninety (90) North, Range Three (3), West of the Fifth P.M.

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.

Tax Parcels

020130003240
020130003230
020130003220
020130001400

Exhibit B

Dubuque County:
The SW ¼ of the NW ¼;

Lot 1 of the NW ¼ of the SW ¼;

Lot 1 of Lot 2 of the NW ¼ of the SW ¼; and

Lot 2 of Lot 2 of the NW ¼ of the SW ¼, (except the South 900 feet thereof),

All in Section 18, Township 90 North, Range 2 West of the 5th P.M., in Dubuque County, Iowa, according to the United States Government Survey and the recorded plats thereof.

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.

Tax Parcels

0318100005
0318300001
0318300003
0383000002