Recorded: 11/10/2026 at 8:48:25.0 AM
County Recording Fee: $32.00
Iowa E-Filing Fee: $3.00
Combined Fee: $35.00
Revenue Tax: $424.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 3304

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

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

In the event Jason Gaul or Keith G. Gaul sell the real estate, whether in full or in part, within ten (10) years from June 12, 2026, then on that event the sale proceeds in excess of $2,500.00 an acre shall be distributed to the children of Barbara J. Gaul, per stirpes. The children of Cheryl Keltner, Daniel Gaul, Jr., Carrie Deutmeyer, Kris Nefzger, Keith Gaul, Cindy Roling and Jason Gaul. At the termination of ten (10) years from June 12, 2026, this term shall automatically lapse. However, it is understood and agreed that Jason Gaul or Keith G. Gaul shall accept no offer to sell the real estate for a price that does not exceed the balance due on any existing mortgage indebtedness owed.

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.

NOTARIAL SEAL IOWA
CAROLYN DAVIS
Commission Number 833618
My Commission Expires
August 9, 2022

Signature of Notary Public

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Exhibit A

Delaware County:

The North Half (N½) of the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼) except the South thirty-six and three-tenths (36.3) feet thereof;

Lot One (1) of the Subdivision of the North five-eights (N 5/8) of the Northeast Quarter (NE¼) of the Southeast Quarter (SE¼) according to plat recorded in Book 2 Plats, Page 29 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;

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

That part of the North one-half (N ½) of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) and of the South three-eighths (S 3/8) of the Northeast Quarter (NE ¼) of the Southeast Quarter (SE ¼) of Section Thirteen (13), Township Ninety (90) North, Range Three (3), West of the Fifth P.M. that lies East of the centerline of the Rockville-Dickson Road, except Parcel 2026-86 Part Of The NE ¼ - SE ¼ Of Section 13, T90N, R3W Of The Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2026, Page 2777;

Also the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section Twelve (12), 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

020120001500
020130003210
020130002510 (Part of), now known as 020130002520
020130002100 (Part of)

Exhibit B

Dubuque County:

S ½ of the SW ¼ (except the W ½ of the NW ¼ of the SW ¼ of the SW ¼), of Section 24, Township 90 North, Range 2 West of the 5th P.M., in Liberty Township, Dubuque County, Iowa, according to Government Survey, subject to highway

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

0324300004
0324300005