



Document 2020 2518

Book 2020 Page 2518 Type 06 009 Pages 2

Date 7/16/2020 Time 12:09:01PM

Rec Amt \$12.00

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared By: Jane E. Rosien, ICIS# AT0006681, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067,
Phone: (515) 462-4912

✓ Return To: Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

5/2

RIGHT OF FIRST REFUSAL AND OPTION TO PURCHASE

Jeffrey Manny and Connie S. Manny, Husband and Wife, (hereinafter "Grantors") hereby grant Logan P. Silliman and Courtney N. Silliman, Husband and Wife, (hereinafter "Grantees") the right of first refusal and option to purchase the real estate legally described as:

All of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-eight (28), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcels "D" and "E" located therein as shown by the Plat of Survey dated June 17, 2020 and recorded on June 18, 2020 in the Office of the Madison County Recorder in Book 2020 at Page 2127;

AND,

All of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-eight (28), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa,

upon the same terms and conditions as Grantors would propose to sell this real estate to any third party. The Grantors shall notify the Grantees at the Grantees' last known address by certified mail and by ordinary mail of the proposed third party sale terms and the Grantees shall have fifteen (15) days from the date of the receipt of the certified letter to accept or reject the offer. The Grantees' failure to timely reply to the offer shall be deemed a rejection of the offer and shall void this option allowing the Grantors to proceed with the third party sale. Upon the Grantees' timely acceptance of the offer, the parties shall execute a binding sales contract upon the real estate within ten (10) business days of the date of acceptance incorporating all terms of the third party offer. The Grantees' right of first refusal shall not apply to the testamentary devise of this real estate or to transfers in trust for the benefit of the Grantors or their children; or to the transfers of the real estate between the

Grantors or between the Grantors and their children, or any of them, whether by gift or otherwise. However, this option shall otherwise be binding upon the Grantors, their legal representatives, heirs, successors and assigns of the Grantors as to any other third party transactions. This right of first refusal is personal to the Grantees and may not be assigned or transferred by them or either of them.

GRANTORS:

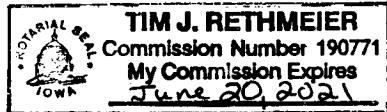
GRANTEES:

Jeffrey Manny 7/15/20 Date
Connie S. Manny 07/15/20 Date

Logan P. Silliman 7-16-2020 Date
Courtney N. Silliman 07/16/2020 Date

STATE OF IOWA :
: SS
MADISON COUNTY :

On this 16th day of July 2020, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Logan P. Silliman and Courtney N. Silliman to me known to be the identical persons named in and who executed the within and foregoing instrument and acknowledged the same as his and her voluntary act and deed.



Tim Rethmeier
Notary Public in and for the State of Iowa

STATE OF IOWA :
: SS
MADISON COUNTY :

On this 15th day of July 2020, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Jeffrey Manny and Connie S. Manny to me known to be the identical persons named in and who executed the within and foregoing instrument and acknowledged the same as his and her voluntary act and deed.



Carla J. Vasey
Notary Public in and for the State of Iowa