

**Return To:** Matthew Bollman, 1415 28th St STE 160, West Des Moines, Iowa, 50266  
**Taxpayer:** BG3 Farms, LLC, c/o Bruce and Georgine Bellamy, 1904 Hogback Bridge Rd.,  
Winterset, IA 50273  
**Preparer:** Matthew Bollman, 1415 28th St STE 160, West Des Moines, IA 50266, Phone: (515)  
727-0986



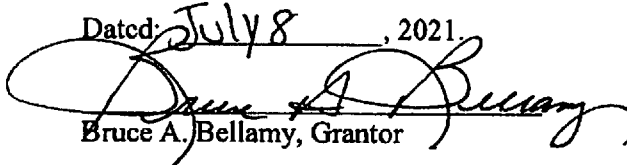
### QUIT CLAIM DEED

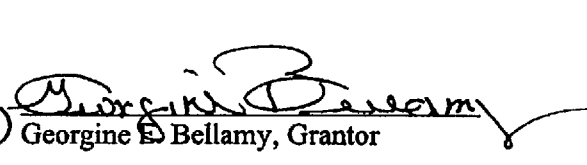
For the consideration of One Dollar(s) and other valuable consideration, Bruce A. Bellamy a/k/a Bruce Bellamy and Georgine E. Bellamy a/k/a Georgine Bellamy, a married couple, do hereby Convey to BG3 Farms, LLC, a limited liability company organized and existing under the laws of Missouri all our right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

**This deed is exempt according to Iowa Code 428A.2(21).**  
See attached Addendum for legal descriptions.

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.

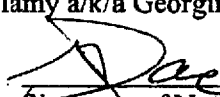
Dated: July 8, 2021.

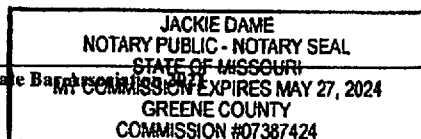
  
Bruce A. Bellamy, Grantor

  
Georgine E. Bellamy, Grantor

STATE OF MISSOURI, COUNTY OF GREENE

This record was acknowledged before me on July 8, 2021, by Bruce A. Bellamy a/k/a Bruce Bellamy and Georgine E. Bellamy a/k/a Georgine Bellamy, a married couple.

  
\_\_\_\_\_  
Signature of Notary Public



## ADDENDUM

### 1. All our undivided interest in:

The Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Twenty-five (25), in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, except a parcel of land in the Southwest corner of the above described land, which measures Six Hundred Sixty Feet (660') East and West and Two Hundred Sixty-Four feet (264') North and South which is Four (4) acres more or less, leaving a total of Thirty-six (36) acres more or less. Subject to covenants, easements, and restrictions of record.

### 2. All our undivided 1/2 interest in:

The Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Twenty-six (26), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, EXCEPT Parcel "D", located therein, containing 5.208 acres, as shown in Amended Plat of Survey filed July 27, 2007, in Book 2007, Page 2942, in the Office of the Recorder of Madison County, Iowa, AND EXCEPT Parcel "E", located therein, containing 4.792 acres, as shown in Amended Plat of Survey filed July 27, 2007, in Book 2007, Page 2941, in the Office of the Recorder of Madison County, Iowa, AND EXCEPT a tract of land, located therein, containing 0.7888 acres, described as commencing at the South Quarter corner of said Section Twenty-six (26), thence North 90°00'00" East 452.74 feet to the Point of Beginning; thence North 00°00'00" 40.00 feet to the North line of a county road right-of-way, thence North 90°00'00" East 858.96 feet along the North line of a vacated county road right-of-way, thence South 00°00'00" 40.00 feet to the South line of the Southeast Quarter (SE ¼) of said Section Twenty-six (26), thence North 90°00'00" West 858.96 feet to the Point of Beginning; AND the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) of said Section Twenty-six (26), EXCEPT Parcel "A" located therein, containing 3.00 acres, as shown in Plat of Survey filed April 28, 1993, in Book 2, Page 383, in the Office of the Recorder of Madison County, Iowa; AND EXCEPT Parcel "B" in the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) of Section 26, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa, more particularly described as follows: Commencing at the center of Section 26, Township 76 north, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa, thence South 00°00'00" West 576.27 feet along the West line of the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) of said Section 26 to the northwest corner of Existing Parcel "A", thence South 89°59'27" East 332.23 feet to the northeast corner of Existing Parcel "A", which is the Point of Beginning; thence South 89°59'27" East 221.99 feet; thence South 00°02'14" East 393.44 feet; thence North 89°59'39" West 221.99 feet to the southeast corner of Existing Parcel "A"; thence North 00°02'14" West 393.45 feet to the Point of Beginning, containing 2.00 acres; AND the South Three-Fourths (S ¾) of the West Half (W ½) of the Northeast Quarter (NE ¼) of said Section Twenty-six (26)

### 3. All our undivided interest in:

The Northwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Twenty-two (22); and the Northeast Quarter (1/4) of the Northeast Quarter (1/4) and the Southeast Quarter (1/4) of the

Northeast Quarter (1/4) of Section Twenty-one (21), all in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**4. All our undivided interest in:**

The Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-one (21) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**5. All our undivided 1/2 interest in:**

The South Half (1/2) of the Southwest Quarter (1/4) of Section Thirty-three (33) in Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., and the North Fractional Half (1/2) of the Northwest Quarter (1/4) of Section Four (4) in Township Seventy-six (76) North of Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**6. All our undivided 1/2 interest in:**

The East Three-fourths (E 3/4) of the Northwest Quarter (NW 1/4) of Section Nine (9), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, except approximately 3.59 acres described as commencing at the Southeast corner of said Northwest Quarter (NW 1/4), thence West 420 feet to the point of beginning, thence North 200 feet, thence West 782 feet, thence South 200 feet, thence East 782 feet to the point of beginning.

**7. All our undivided 1/2 interest in:**

Parcels "G" and "I" as shown in the Plat of Survey filed in Book 2008, Page 677 of the Recorder's Office of Madison County, Iowa.

**8. All our undivided 1/2 interest in:**

The South Half (1/2) of the Southwest Quarter (1/4) of Section Thirty-three (33) in Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., and the North Fractional Half (1/2) of the Northwest Quarter (1/4) of Section Four (4) in Township Seventy-six (76) North of Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**9. All our undivided 1/2 interest in:**

The East Half (E 1/2) of the Southwest Quarter (SW 1/4) of Section Nineteen (19), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M. Except parcel "B" thereof, as shown in Plat of Survey filed on November 15, 2004, in Book 2004, Page 5355 in the Office of the Recorder of Madison County, Iowa; AND an Easement over and across the existing driveway leading to the house for access to and from the above-described real estate.

**10. All our undivided interest in:**

The East Half (E 1/2) of the Northeast Quarter (NE 1/4) of Section Thirty-three (33), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**11. All our undivided 1/2 interest in:**

The Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of Section Thirty-three (33) in Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**12. All our undivided 1/2 interest in:**

The South 115.20 acres of the Southwest Fractional Quarter (1/4) of Section Thirty-one (31), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, except the South 32 rods of the West 47.3 rods thereof, and except that part heretofore conveyed for highway purposes (hereinafter referred to as "Parcel 1").

AND

The South 57.20 acres of the Fractional Northwest Quarter (1/4) and the North 22.80 acres of the Fractional Southwest Quarter (1/4) of Section Thirty-one (31), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, except the North 642 feet of the West 297 feet of said tracts of land, subject to easements and conveyances for highway purposes (hereinafter referred to as "Parcel 2").

**13. All our undivided 1/2 interest in:**

The East Half (1/2) of the Southwest Quarter (1/4), AND the Northwest Quarter (1/4) of the Southeast Quarter (1/4), AND a tract of land in the Southwest Quarter (1/4) of the Southeast Quarter (1/4), more particularly described as follows, to wit: Commencing at the Northwest corner of the Southwest Quarter (1/4) of the Southeast Quarter (1/4) and running then South 20 rods, thence to the Northeast corner of said last-described 40-acre tract, thence West to the place of beginning, ALL in Section Thirteen (13) Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**14. All our undivided 1/2 interest in:**

The Southeast Quarter (1/4) of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, EXCEPT Parcel "C" located therein, containing 4.34 acres, more or less, as shown in Plat of Survey, filed in Book 2019, Page 1318 on May 10, 2019, in the Office of the Recorder of Madison County, Iowa, and subject to an "access easement" as shown in the Plat of Survey for Parcel "C" in the Southeast Quarter (1/4) of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa filed in Book 2019 Page 1318 of the Madison County, Iowa records.

**15. All our undivided 1/4 interest in:**

Parcel "A" in the Northwest Quarter (NW ¼) and in the West Half (W ½) of the Northeast Quarter (NE ¼) and in the North Half (N ½) of the Southwest Quarter (SW ¼) and in the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) in Section Fourteen (14), Township

Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., as shown in the Survey recorded in Book 2010, Page 815 of the Recorder's Office of Madison County, Iowa.

**16. All our undivided 1/2 interest in:**

The Northwest Quarter (NW ¼) and the Southwest Quarter of the Northeast Quarter (SW1/4 NE1/4) of Section 28, Township 76 North, Range 28 West of the 5<sup>th</sup> P.M., Madison County, Iowa, subject to easements and restrictions of record.

**17. All our undivided interest in:**

The Northwest Quarter (1/4) of the Southwest Quarter (1/4) and the Southwest Quarter (1/4) of the Southwest Quarter (1/4) except Parcel B thereof which is described as beginning at the Southwest corner of Section Twenty-two (22), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence North 00° 13' 42" West along the West line of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Twenty-two (22), 370.64 feet; thence South 88° 55' 47" East along the projection of an existing fenceline, 1137.48 feet to a point in an existing fenceline; thence South 00° 57' 00" East along an existing fenceline, 349.43 feet to a point on the South line of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Twenty-two (22); thence South 90° 00' 00" West along the South line of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Twenty-two (22), 1141.60 feet to the Point of Beginning. Said Parcel contains 9.416 acres, including 1.170 acres of County Road right-of-way, all in Section Twenty-two (22), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**18. All our undivided interest in:**

The Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**19. All our undivided 1/2 interest in:**

The Northwest Quarter (NW ¼) of the Northwest Quarter (NW ¼) of Section Thirty-three (33), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, except a tract in the Southwest Corner thereof being 10 rods East and West, and 16 rods North and South, and except commencing at the Northwest Corner of the Northwest Quarter (NW ¼) of Section Thirty-three (33), thence East 500 feet, thence South 175 feet, thence West 500 feet, thence North 175 feet to the point of beginning.

AND

The South Half (S1/2) of the Northwest Quarter (NW ¼), except the West 105 rods of the North 32 rods thereof, and the Northwest Quarter (NW ¼) of the Southwest Quarter (SW ¼) and the West Three-fourths (3/4) of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼) of

Section Thirty-three (33), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**20. All our undivided 1/2 interest in:**

The East 412.50 feet of the West 105 rods of the North 32 rods of the South Half (S1/2) of the Northwest Quarter (NW ¼) of Section Thirty-three (33), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M.

**21. All our undivided 1/2 interest in:**

The West Half (W ½) of the Northwest Quarter (NW ¼) and the North Fifty (50) feet of the West Half (W ½) of the Southwest Quarter (SW ¼) in Section Thirty-five (35), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**22. All our undivided interest in:**

The South Half (S ½) of the Southeast Quarter (SE ¼), except the South 404 feet of the East 705 feet of the West 2020 feet thereof, and the Northwest Quarter (1/4) of the Southeast Quarter (1/4), all in Section Twenty-one (21), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**23. All our undivided interest in:**

The East Half (E ½) of the Southeast Quarter (SE ¼) of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**24. All our undivided 1/2 interest in:**

The West Fractional Half (1/2) of the Southwest Quarter (1/4) of Section Nineteen (19), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, EXCEPT a tract of land in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Nineteen (19), more particularly described as follows, to-wit: Beginning at the Southwest Corner of said Section Nineteen (19), thence due North along the West line of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of said Section Nineteen (19) a distance of 100 feet, thence East a distance of 140 feet, thence South a distance of 100 feet, thence West a distance of 140 feet to the point of beginning.

**25. All our undivided interest in:**

Parcel "D" in the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section Nine (9), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, as shown in Plat of Survey recorded in Book 2013, Page 39 of the Recorder's Office of Madison County, Iowa.

**26. All our undivided interest in:**

The West One-Half (W1/2) of the Northeast Quarter (NE1/4) AND the Northeast Quarter of the Northwest Quarter (NE1/4 NW1/4), Section Twenty-five (25), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**27. All our undivided 1/2 interest in:**

The West Half (W1/2) of the Southwest Quarter (SW1/4) of Section Sixteen (16) and the following described tract of land, to wit: Commencing at the Northeast corner of the Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4) of Section Seventeen (17), running thence West 15 rods, thence South 16 rods, thence East 15 rods, thence North 16 rods to the place of beginning, all in Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

**28. All our undivided 1/2 interest in:**

The East Half (E1/2) of the Southwest Quarter (SW1/4) and the West one-fourth of the Southeast Quarter (SE1/4) of Section Two (2) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, EXCEPT a parcel of land in the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Two (2), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> Principal Meridian, Madison County, Iowa, more particularly described as follows: Commencing at the South Quarter Corner of Section Two (2), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence along the South line of the Southwest Quarter (1/4) of said Section Two (2), North 90°00'00" West, 77.83 feet to the point of beginning. Thence continuing North 90°00'00" West, 59.59 feet; thence North 01°03'39" East, 133.27 feet; thence South 88°29'44" East, 59.55 feet; thence South 01°02'46" West, 131.70 feet to the point of beginning. Said parcel of land contains 0.181 acres including 0.044 acres of public road right of way. In the event this property is ever abandoned by the Madison County Historical Society, it will revert to the then owner of the land now owned by the Grantors.