

Entered for taxation 5th day
of June A D 2018
Cynthia Baker, Auditor
By S.H. Conrad Deputy

Recorded: 6/11/2018 at 2:55:22.0 PM
Fee Amount: \$17.00
Revenue Tax: \$146.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2018 PG: 1617
Rev Stamp# 221 DOV# 245



BILL OF SALE
THE IOWA STATE BAR ASSOCIATION
Official Form No. 117
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

R.J. Longmuir, 309 1st St. East, Independence, IA 50644, Phone: (319) 334-9992

Taxpayer Information: (Name and complete address)

Randall and Lori Conrad, 423 4th Ave SE, Dyersville, IA 52040

Return Document To: (Name and complete address)

R.J. Longmuir, 309 1st St. East, Independence, IA 50644

Grantors:

Dennis S. Ball and Judith Ann
Ball

Grantees:

Randall J. Conrad and Lori
Conrad

Legal description: See Page 2

Document or instrument number of previously recorded documents:



BILL OF SALE

For the consideration of the sum of 92,000 Dollar(s) and other valuable consideration, Dennis S. Ball and Judith Ann Ball ("Seller") does hereby sell, transfer and assign to Randall J. Conrad and Lori Conrad ("Buyer") the following described personal property located in Delaware County, State of Iowa :
See 1 in Addendum

Seller hereby covenants with Buyer that Seller is the owner of said personal property, that Seller has good and lawful authority to sell, transfer, and assign the same and that the same is free and clear of all liens, security interests and encumbrances except as may be above stated; and Seller covenants to warrant and defend said personal property against the lawful claims of all persons except as may be above stated.

SELLER HEREBY SELLS, TRANSFERS AND ASSIGNS SAID PERSONAL PROPERTY IN "AS IS" CONDITION. ALL IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR ANY PARTICULAR PURPOSE IN REGARD TO SAID PERSONAL PROPERTY ARE HEREBY EXCLUDED. THERE ARE NO WARRANTIES OF FITNESS WHICH EXTEND BEYOND THE DESCRIPTION ON THE FACE HEREOF.

CERTIFICATION. Buyers and Sellers each certify that they are not acting, directly or indirectly, for or on behalf of any person, group, entity or nation named by any Executive Order or the United States Treasury Department as a terrorist, "Specially Designated National and Blocked Person" or any other banned or blocked person, entity, nation or transaction pursuant to any law, order, rule or regulation that is enforced or administered by the Office of Foreign Assets Control; and are not engaged in this transaction, directly or indirectly on behalf of, any such person, group, entity or nation. Each party hereby agrees to defend, indemnify and hold harmless the other party from and against any and all claims, damages, losses, risks, liabilities and expenses (including attorney's fees and costs) arising from or related to my breach of the foregoing certification.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as the appropriate gender, according to the context.

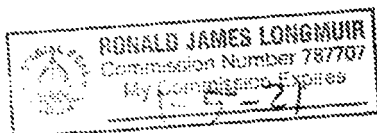
Dated: June 8, 2018

Dennis S. Ball Judith Ann Ball
Dennis S. Ball and Judith Ann Ball (Seller)

Randall J. Conrad Lori Conrad
Randall J. Conrad and Lori Conrad (Buyer)

STATE OF IOWA, COUNTY OF BUCHANAN

This record was acknowledged before me on June 8, 2018, by Ronald James Longmuir



Ronald James Longmuir
Signature of Notary Public

Addendum

1. 24' X 24' frame one-story cabin with enclosed side porch and outside front deck situated on LEASED LAND owned by the Beverly L. Schneider Declaration of Trust in the SW 1/4, SE 1/4 Sec. 23-88N-R5, West 5th P.M. in Delaware County, Iowa.

Buyers agree that they will be responsible for all taxes due on said cabin, all land rents due, and insurance on said cabin. Buyers further agree to be bound by the Well Agreement between Dennis and Judith Ball and Nick Noel and Keith Rahe.

Sellers shall pay costs of inspection and pumping of septic system. Costs of necessary repairs after inspection, if any, shall be equally shared by the parties.

Completion of sale is contingent upon approval of Marge and Bruce Schneider.