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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA



TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)

Sunny Hill Farms LLC, 2046 200th Avenue, Manchester, IA 52057

Return Document To: (Name and complete address)

Sunny Hill Farms LLC, 2046 200th Avenue, Manchester, IA 52057

Grantors:

Richard D. Bockenstedt

Grantees:

Sunny Hill Farms LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:

Handwritten notes:
Cedar Falls IA 50613
P.D. Box 1105
Heath KE Services
Lup



**TRUSTEE WARRANTY DEED
(INTER-VIVOS TRUST)**

For the consideration of \$1.00 Dollar(s) and
other valuable consideration, Richard D. Bockenstedt
(Trustee) (~~Co-Trustees~~)
of the Richard D. Bockenstedt Revocable Trust Dated October 19, 2016, As It May Be Amended From Time To Time
does hereby convey to Sunny Hill Farms LLC

the following described
real estate in Delaware County, Iowa: an undivided one-half interest in: That part of the
Northeast Quarter (NE ¼) of the Southeast Quarter (SE ¼) and the Southeast Quarter (SE ¼) of the
Northeast Quarter (NE ¼) of Section Eighteen (18), Township Ninety (90) North, Range Four (4),
West of the Fifth P.M., described as commencing seventeen (17) rods South of the quarter post on the
East side of said Section Eighteen (18), and running thence North thirty three (33) rods, thence West
two and fourteen thirty-thirds (2 14/33) rods, thence South thirty three (33) rods, thence East two and
fourteen thirty-thirds (2 14/33) rods to the point of beginning.

This deed is exempt according to Iowa Code 428A.2(21).

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the
real estate by title in fee simple; that grantor has good and lawful authority to sell and convey the real
estate; that the real estate is free and clear of all liens and encumbrances, except as may be above
stated; and grantor covenants to warrant and defend the real estate against the lawful claims of all
persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to
which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the
person creating the trust was under no disability or infirmity at the time the trust was created; that the
transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or
legal claims which might impair the validity of the trust or the validity of the transfer.

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

Dated August 1st 2018.

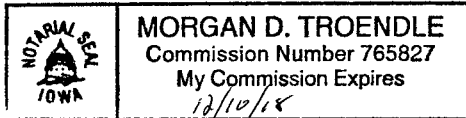
Richard D. Bockenstedt
As (Trustee) (~~Co-Trustee~~) of
the above-entitled trust

As (Trustee) (~~Co-Trustee~~) of
the above-entitled trust

Acknowledgment for Individual Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 1st, 2018, by Richard D. Bockenstedt, as Trustee of the Richard D. Bockenstedt Revocable Trust.
As (Trustee) (~~Co-Trustee~~) of the above entitled trust.



Morgan D. Troendle
Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____.
As (Trustee) (~~Co-Trustee~~) of the above entitled trust.

Signature of Notary Public

Acknowledgment for Corporate Trustee

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____,
as _____,
of _____.
As (Trustee) (Co-Trustee) of the above entitled trust.

Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____,
as _____,
of _____.
As (Trustee) (Co-Trustee) of the above entitled trust.

Signature of Notary Public