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DOV# 29

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)
(x) Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (name and complete address)
Dwayne J. and Nancy J. Kula, 3188 140th Avenue, Ryan, IA 52330

Return Document To: (name and complete address)
Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057

Grantors:
Kula Farms, L.L.C.

Grantees:
Dwayne J. Kula and Nancy J. Kula

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED - JOINT TENANCY

For the consideration of \$1.00 Dollar(s) and other valuable consideration, Kula Farms, L.L.C., an Iowa Limited Liability Company do hereby Convey to Dwayne J. Kula and Nancy K. Kula, husband and wife as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

An undivided one-half interest in and to the following described real estate:

The South one hundred fifty (150) acres of the Southeast Quarter (SE $\frac{1}{4}$) of Section Twenty Three (23), Township Eighty Seven (87) North, Range Six (6), West of the Fifth P.M., except Parcel B & Parcel C, Part of the NE $\frac{1}{4}$ - SE $\frac{1}{4}$ Sec. 23, T87N, R6W of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2004, Page 3985.

This deed is exempt according to Iowa Code 428A.2(15).

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. 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: 02/01/2019.

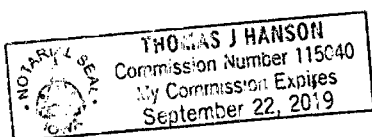
Kula Farms, L.L.C.

Dwayne J. Kula
By: Dwayne J. Kula - Member & Manager (Grantor)

Darrell R. Kula
By: Darrell R. Kula - Member & Manager (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

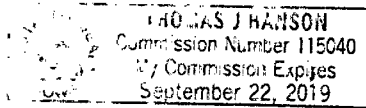
This record was acknowledged before me on February 1, 2019, by Dwayne J. Kula, Member and Manager of Kula Farms, L.L.C.

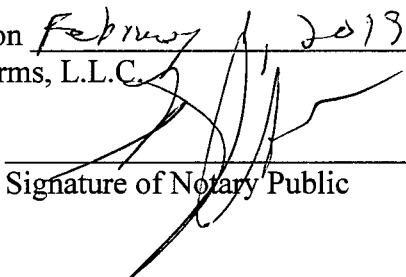


[Signature]
Signature of Notary Public

STATE OF Iowa , COUNTY OF Delaware

This record was acknowledged before me on February 1, 2013 , by
Darrell R. Kula, Member and Manager of Kula Farms, L.L.C.





Signature of Notary Public