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Date 6/07/2021 Time 10:06:05AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$179.20

Rev Stamp# 206 DOV# 206

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return/Send tax statement to: Charles G. Clute Jr. 1001 N. Frankin St. Manchester, IA 52057
Preparer: Oak Tree Properties, LLC, Jillian Klein, 520 4th St. SW Ste A, Le Mars, IA 51031 712-541-
6899

WARRANTY DEED

For the consideration of One and no/100 Dollars (\$1.00) and other valuable consideration, Nisland Asset Investments LLC, an Iowa Limited Liability Company, does hereby convey to Charles G. Clute Jr., a single person, the following described real estate in Delaware County, Iowa:

Parcel I North 60 Feet Except the East 300 feet of Lot 23 of Henry Acers' Addition, City of Manchester, Iowa (Section 29, T89N, R5W of the Fifth P.M.), according to plat recorded in Book 8 Plats, Page 42

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.

Grantor further covenants as follows: Grantor is a manager-managed limited liability company. This conveyance is in the ordinary course of business of Grantor. The person or persons signing below has or have the requisite authority to sign this deed on behalf of the Grantor.

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.

04/1 Real Estate
115 1st St E.
Indianapolis IN 46204

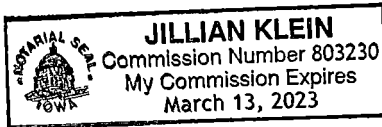
Dated: 06-03, 2021

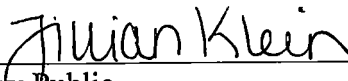
Nisland Asset Investments LLC, an Iowa Limited Liability Company

By 
Mike Klemme, Manager

STATE OF IOWA, COUNTY OF Plymouth, ss:

This instrument was acknowledged before me on June 3, 2021, by Mike Klemme as Manager of Nisland Asset Investments LLC, an Iowa Limited Liability Company




Notary Public