



Book 2021 Page 2482

Document 2021 2482 Type 03 002 Pages 2

Date 7/09/2021 Time 11:00:40AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$3.20

Rev Stamp# 253 DOV# 257

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return To: Marla Wernimont, 201 W. Washington St., Delaware, Iowa 52036
Taxpayer: Marla Wernimont, 201 W. Washington St., Delaware, Iowa 52036
Preparer: Daniel H. Swift, Swift Law Firm, 108 N. Madison St., P.O. Box 207, Manchester,
Iowa, 52057; (563) 927-4901



QUIT CLAIM DEED

For the consideration of One Dollar and other valuable consideration, Hutchison, Inc., a corporation organized and existing under the laws of the State of Iowa, does hereby Convey to Marla Wernimont all of our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

A parcel of land 100.00 feet in width lying easterly of and adjacent to the easterly right of way line of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company, said parcel including all or parts of Lots 150 through 156, Lots 376 through 383 and Lots 432 through 439, all in the Town of Delaware, Delaware County, Iowa described more particularly as follows: Commencing at a point 10.94 feet west of the southeast corner of Lot 437; thence west 106.42 feet to the easterly right of way line of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company, said right of way line being parallel to and 50.0 feet perpendicularly easterly of the center line of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company main track as now located; thence North 20°00' East along said line 487.57 feet; thence North 77°08' East 39.59 feet; thence south 110.0 feet; thence east 31.0 feet; thence South 20°00' West 379.90 feet to the point of beginning, except that portion of Main Street and that portion of alley lying between the easterly and westerly boundaries of the above described parcel. Also all or parts of Lots 157 through 163, all in the Town of Delaware, Delaware County, Iowa and described more particularly as follows: Commencing at the southeast corner of Lot 163; thence west 66.0 feet; thence north 27.0 feet; thence South 39°10' West 34.8 feet; thence west 66.0 feet; thence north 71.0 feet; thence

east 154.0 feet; thence south 71.0 feet to the point of beginning. Said described parcels encompass a total area of approximately 45,413 square feet. The easterly right of way line of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company is assumed to bear North 20°00' East.

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 this 8th day of ~~June~~ ^{July} 2021

HUTCHISON, INC.

Grantor

By G. G. Hutchison, III
G.G. Hutchison III, Chairman of the Board

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on this 8th day of ~~June~~ ^{July} 2021 by G.G. Hutchison III as Chairman of the Board of Hutchison, Inc.

Jessica R Meyer
Signature of Notary Public

