

Recorded: 11/3/2021 at 9:47:19.0 AM
County Recording Fee: \$32.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$35.00
Revenue Tax: \$6,399.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 3868

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information:

Larry L. Anfinson, 726 West 4th Street, Waterloo, IA 50702, Phone: (319) 235-9507

Taxpayer Information:

Ronald J./Arlene D. Wulfekuhle, 3335 150th Avenue, Ryan, IA 52330

Return Document To:

Hertz Farm Management, P.O. Box 1105, Cedar Falls, IA 50613

Grantors:

John J. Hotz, a/k/a John Hotz, and Kathy Hotz

Joseph P. Hotz

Cheryl J. Hotz, a/k/a Cheryl Hotz, Trustee of the James E. Hotz Revocable Trust, dated December 28, 2017

Grantees:

Ronald J. Wulfekuhle and Arlene D. Wulfekuhle

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar (\$1.00) and other valuable consideration, John J. Hotz, a/k/a John Hotz, and Kathy Hotz, husband and wife, Joseph P. Hotz, a single person, and Cheryl J. Hotz, a/k/a Cheryl Hotz, Trustee of the James E. Hotz Revocable Trust, dated December 28, 2017, do hereby convey to Ronald J. Wulfekuhle and Arlene D. Wulfekuhle, 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:

See attached Exhibit "A".

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.

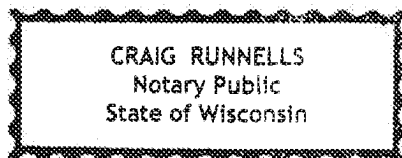
Dated: Oct 28, 2021.

John J. Hotz a/k/a John Hotz
John J. Hotz, a/k/a John Hotz

Kathy Hotz
Kathy Hotz

STATE OF WISCONSIN, COUNTY OF Ozaukee

This record was acknowledged before me on October 29, 2021, by John J. Hotz, a/k/a John Hotz, and Kathy Hotz, husband and wife.



Craig Runnells
Signature of Notary Public

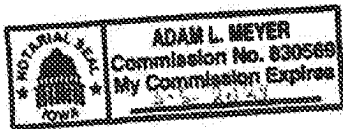
Dated: Oct - 29th, 2021.

JAMES E. HOTZ REVOCABLE TRUST, DATED
DECEMBER 28, 2017

By: Cheryl Hotz - Trustee
Cheryl J. Hotz, a/k/a Cheryl Hotz
Trustee

STATE OF IOWA, COUNTY OF Bremser

This record was acknowledged before me on Oct - 29th, 2021, by
Cheryl J. Hotz, a/k/a Cheryl Hotz, as Trustee of the James E. Hotz Revocable Trust, dated
December 28, 2017.



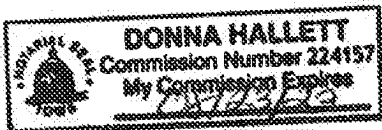
Adam L. Meyer
Signature of Notary Public

Dated: OCTOBER 29, 2021.

Joseph P. Hotz
Joseph P. Hotz

STATE OF IOWA, COUNTY OF Johnson

This record was acknowledged before me on October 29th, 2021, by
Joseph P. Hotz, a single person.



Donna Hallett
Signature of Notary Public

EXHIBIT "A"

The North one-half ($N\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$), and the Northwest Quarter ($NW\frac{1}{4}$) of the Northeast Quarter ($NE\frac{1}{4}$) of Section Thirty Six (36), Township Eighty Seven (87) North, Range Six (6), West of the Fifth Principal Meridian,

And

The East one-half ($E\frac{1}{2}$) of the Northeast Quarter ($NE\frac{1}{4}$) and the Southwest Quarter ($SW\frac{1}{4}$) of the Northeast Quarter ($NE\frac{1}{4}$) and the South one-half ($S\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section Thirty Six (36), Township Eighty Seven (87) North, Range Six (6), West of the Fifth P.M., except that part conveyed to the State of Iowa by Warranty Deed recorded in Book 96 L.D., Page 108, and also except Lot One (1) in the Northeast Quarter of the Northeast Quarter ($NE\frac{1}{4}NE\frac{1}{4}$) of Section 36, Township 87 North, Range 6 West of the 5th Principal Meridian, Delaware County, Iowa, according to the plat recorded in Book 5 Plats, Page 162.