

Recorded: 1/21/2022 at 3:26:06.0 PM
County Recording Fee: \$32.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$35.00
Revenue Tax: \$2,943.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 247

Prepared by: Gary J. Streit, Shuttleworth & Ingersoll, P.L.C., 115 Third Street S.E., Suite 500, P.O. Box 2107,
Cedar Rapids, IA 52406-2107; Phone: (319) 365-9461.

Return recorded document to: Todd J. Locher, Locher & Davis PLC, 202 2nd Avenue, NW, P.O. Box 7, Farley, IA 52046
Address Tax Statements to: CTM Holdings, LLC, c/o James F. Conlan, 623 N Newtown St Rd,
Newtown Square, PA 19073

WARRANTY DEED

For valuable consideration, G. Wall Farms, LLC a/k/a G. Wall Farms, L.L.C., an Iowa limited liability company, hereby conveys to CTM Holdings, LLC, an Iowa limited liability company, the following described real estate in Delaware County, Iowa:

See legal description set forth on Exhibit A attached as page 4

subject to covenants, easements, and restrictions of record.

The grantor does hereby covenant with grantee, and successors in interest, that grantor holds the real estate by title in fee simple; that it 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.

[Grantor signatures with notary acknowledgment follow on pages 2 and 3]

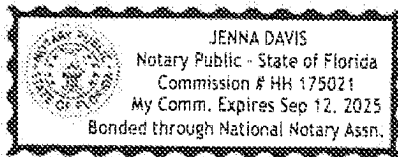
G. WALL FARMS, L.L.C.

Signed 12-28, 2021

By [Signature]
Scott Wall, Manager

STATE OF FLORIDA)
) ss:
Lee COUNTY)

Personally came before me on December 28th, 2021, the above-named Scott Wall, as a Manager of G. Wall Farms, L.L.C., to me known to be the person who executed the foregoing instrument and acknowledged the same.



[Signature]
Notary Public in and for the State of Florida
My Commission (is permanent) (expires 9-12-2025)

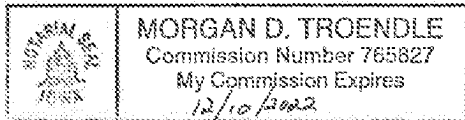
G. WALL FARMS, L.L.C.

Signed January 3, 2022

By Steve Wall
Steve Wall, Manager

STATE OF IOWA)
) ss:
Blair Hawk COUNTY)

Personally came before me on January 3, 2022, the above-named Steve Wall, as a Manager of G. Wall Farms, L.L.C., to me known to be the person who executed the foregoing instrument and acknowledged the same.



Morgan D. Troendle
Notary Public in and for the State of Iowa
My Commission (is permanent) (expires 12/10/2022)

Exhibit A

Legal Description

Lots Two (2) and Three (3) of Maurer Family Subdivision A Subdivision Of Part Of The NE $\frac{1}{4}$ And SE $\frac{1}{4}$ Of Sec. 33, A Subdivision Of Part Of The NW $\frac{1}{4}$ And SW $\frac{1}{4}$ Of Sec. 34, All In T89N, R5W Of The Fifth P.M. Delaware County, Iowa, according to the plat recorded in Book 2009, Page 1713