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Document 2022 1307 Type 03 002 Pages 4

Date 4/25/2022 Time 12:18:21PM

Rec Amt \$22.00 Aud Amt \$5.00

Rev Transfer Tax \$10.40

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**QUIT CLAIM DEED**  
**Recorder's Cover Sheet**

**Preparer Information:** Adrian T. Knuth, 320 W. Main St., P. O. Box 458, Anamosa, IA 52205,  
Phone: (319) 462-4378

**Taxpayer Information:** Kevin Menge and Julie Menge, 515 1st Avenue East, Cascade, IA  
52033

**Return Document To:** Kevin Menge and Julie Menge, 515 1st Avenue East, Cascade, IA 52033

**Grantor:**  
T & C Land, LLC

**Grantees:**  
Kevin Menge  
Julie Menge

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



## QUIT CLAIM DEED

For the consideration of Ten Dollar(s) and other valuable consideration, T & C Land, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Quit Claim to Kevin Menge and Julie Menge, husband and wife, as joint tenants with full rights of survivorship, and not as tenants in common all its right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

Lots 33, 34 and 42 of Freddy's Beach Road 2nd Addition per the subdivision plat recorded July 13, 2021 in Book 2021 at Page 2517 in the Office of the Delaware County Recorder, being parts of Sections 23 and 26 of Township 88 North, Range 5 West of the 5th P.M., subject to easements of record and the rights of the public in all public highways.

T & C Land, LLC is a member managed limited liability company. It has two members; Kristine A. Coeey and Frederick R. Thomas, Jr.

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: 4/19/22

T & C LAND, LLC

By: Kristine A. Coeey  
Kristine A. Coeey, Member

By: Frederick R. Thomas, Jr.  
Frederick R. Thomas, Jr., Member

STATE OF Iowa )  
COUNTY OF Delaware )

SS

This record was acknowledged before me on April 22nd, 2022,  
by Kristine A. Cooley as a Member of T & C Land, LLC.

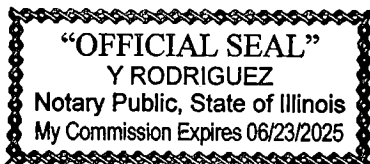


Laurie A. Wiskus  
Signature of Notary Public

STATE OF IL )  
COUNTY OF Kane )

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This record was acknowledged before me on April 19 2022,  
by Frederick R. Thomas, Jr. as a Member of T & C Land, LLC.



[Signature]  
Signature of Notary Public