

Recorded: 5/31/2022 at 1:08:29.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$39.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 1704

Preparer Information: Scott M. O'Shea, O'Shea & O'Shea, PC, 1007 Longfellow Drive, Hiawatha, Iowa 52233, (319) 362-3640
Return Document/Address Tax Statement: Robb Harter, 3031 160th Street, Dyersville, IA 52040

SPECIAL WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)

For the consideration of One Dollar(s) and other valuable consideration, Adair Holdings, LLC, a Nebraska limited liability company, authorized to do business in the State of Iowa, does hereby convey to Robb Harter, a single person, the following described real estate in **Delaware County**, Iowa:

Lots Five (5), Six (6) and Ten (10) of the Plat of the Fractional Southeast Quarter (SE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$), the same being a part of Lot One (1) of the Southeast Quarter (SE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$), all in Section Five (5), Township Eighty Nine (89) North, Range Three (3), West of the Fifth P.M., in Delaware County, Iowa, according to plat recorded in Book 2 Plats, Page 3 and resurvey recorded in Book 2 Plats, Page 57.

The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record.

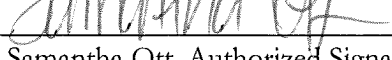
Company does Hereby Covenant with Grantee and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under them, except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: May 27, 2022

Adair Holdings, LLC

By: 
Axel Adair, Member

By: 
Samantha Ott, Authorized Signator

STATE OF NEBRASKA, COUNTY OF Douglas) ss:

This record was acknowledged before me on May 27, 2022, by Axel Adair,
Member of Adair Holdings, LLC and Samantha Ott, Authorized Signator of Adair Holdings, LLC.

Emily Gillispie
Notary Public in and for State of Nebraska

