



Book 2022 Page 2962

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PREPARER: Nick Strittmatter 123 East First Street PO Box 229 Monticello IA 52310 Ph 319-465-3531
TAX INFO: Monica P. Hird, P.O. Box 31, 118 First Street SW, Hopkinton, IA 52237
RETURN TO: Preparer

COURT OFFICER DEED

**IN THE MATTER OF
THE ESTATE OF
RONALD P. SCHUMAN, Deceased,**

now pending in the Iowa District Court for Delaware County, Iowa, PROBATE NO.
ESPR005594.

Pursuant to the authority and power vested in the undersigned, and in consideration of one dollar (\$1.00) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby conveys to Monica P. Hird, a single person, certain real estate situated in Delaware County, Iowa, the description of which is set forth on Exhibit A attached hereto and incorporated herein by this reference.

(This Deed is given in fulfillment of a Real Estate Contract between Schuman's Truck & Auto, Inc., Seller, and Monica P. Hird, Buyer, recorded January 23, 2014 in Book 2014 Page 164 Delaware County Recorder records, and where the Seller's interest in said Contract was conveyed to the above Estate by Quit Claim Deed recorded October 23, 2014 in Book 2014 Page 2677 Delaware County Recorder records, and therefore no Groundwater Hazard Statement or Declaration of Value is required pursuant to Iowa Code 428A.2(1).)

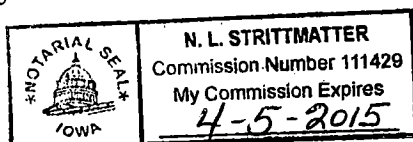
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Dated: December 30, 2013.

**TYLER J. SCHUMAN, Administrator of the
Estate of Ronald P. Schuman, Deceased.**

STATE OF IOWA, COUNTY OF JONES, §

On this 30th day of December, 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Tyler J. Schuman, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that such person, as fiduciary, executed the same as the voluntary act and deed of such person and of such fiduciary.


N. L. STRITTMATTER Notary Public

That part of Lot Three (3), Block Eleven (11), Carter's Addition to Hopkinton, Iowa, according to plat recorded in Book E L.D., Page 529, described as commencing at a point fifteen and one-half ($15\frac{1}{2}$) feet West of the Northeast corner of said Lot Three (3), running thence in a Southerly direction parallel to the East line of said Lot to a point thirty and one-half ($30\frac{1}{2}$) feet South of the center line of said Lot North and South, thence at right angles in a Westerly direction six and one-half ($6\frac{1}{2}$) feet, thence at right angles in a Southerly direction and parallel to the East line of said Lot to a point on the South line of said Lot twenty-two (22) feet West of the Southeast corner of said Lot, thence at right angles in a Westerly direction along the South line of said Lot twenty three (23) feet and five (5) inches, thence at right angles in a Northerly direction and parallel to the East line of said Lot to the North line of said Lot, thence at right angles in an Easterly direction along the North line of said Lot twenty nine (29) feet and eleven (11) inches to place of beginning; also the Southerly sixty (60) feet of the Westerly twenty-three (23) feet of Lot Two (2) and the Southerly sixty (60) feet of the Easterly one-third ($E\frac{1}{3}$) of Lot Three (3), and the West twenty (20) feet and seven (7) inches of Lot Three (3) and the East twenty three (23) feet and eleven (11) inches of Lot Four (4), all in Block Eleven (11), Carter's Addition to Hopkinton, Iowa, according to plat recorded in Book E L.D., Page 529.

AND ALSO

The West $18\frac{1}{2}$ feet of the East $42\frac{5}{12}$ ths feet of Lot 4, Block 11, H.A. Carter's Addition to Hopkinton, Iowa.

Exhibit "A"