

Recorded: 10/20/2022 at 10:22:05.0 AM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 3150

Preparer: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave., Suite 4, Independence, IA 50644,
Phone: (319) 334-3704
Return To: Pesek-Hart Farms, LLC, 1613 330th St., Coggon, IA 52218
Taxpayer: Pesek-Hart Farms, LLC, 1613 330th St., Coggon, IA 52218

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Craig Pesek and Denise Hart-Pesek, husband and wife, do hereby Convey to Pesek-Hart Farms, LLC, a limited liability company organized and existing under the laws of Iowa, the following described real estate in Delaware County, Iowa:

The East 60 ½ acres of the Southwest Fractional Quarter of Section 30, and the North 35 ½ acres of the Northwest Fractional Quarter of Section 31, all in Township 87 North, Range 5, West of the 5th P.M., subject to highways and easements of record,

AND

The West 87 acres of the Southwest fractional Quarter of Section 30, Township 87 North, Range 5, West of the 5th P.M., except Parcel 2014-01, part of the Southwest Quarter (SW 1/4) of the fractional Southwest Quarter (SW 1/4) according to Plat recorded in Book 2014, Page 77, and further except the East 248 feet of the West 577.5 feet of the South 281.0 feet thereof.

This deed is exempt according to Iowa Code 428A.2(21).

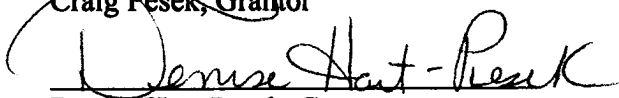
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: October 19, 2022



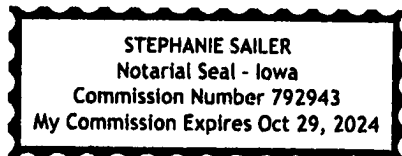
Craig Pesek, Grantor

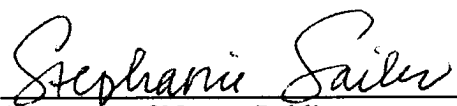


Denise Hart-Pesek, Grantor

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on October 19, 2022 by
Craig Pesek and Denise Hart-Pesek, husband and wife.





Signature of Notary Public