

Recorded: 9/12/2023 at 3:28:05.0 PM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 2238

Do not write or type above this line; for recorder use only.

FORM 5114 (1-2023)

Return to preparer: Farm Credit Services of America
1301 W Main St, Manchester, IA 52057

Erica Long
563-927-3159

Farm Credit Services of America
PARTIAL RELEASE OF MORTGAGE

Mortgagee: Farm Credit Services of America, PCA

Mortgagor(s): CJH Farms, LLC, a Limited Liability Company

For valuable consideration, Mortgagee hereby releases from the lien of the mortgage and any amendments or addendums thereto executed by the above named Mortgagor(s) and recorded in the real estate records as follows:

County: Delaware
Mortgage Date: January 18, 2021
Date Recorded: January 19, 2021
Recorded: in Book 2021, Page 241


the following described property:

Please see the attached "Exhibit A"

Said Mortgage shall remain in full force and effect as to all other property described therein.

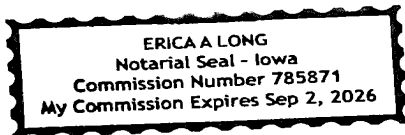
IN WITNESS WHEREOF, Mortgagee has caused this instrument to be executed on the date set out in the acknowledgment.

Farm Credit Services of America, PCA

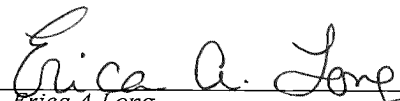
By 
Kye Kolpin
Regional Vice President of Retail Operations

STATE OF Iowa)
COUNTY OF Delaware) SS

On this 12th day of September, 2023, before me, a Notary Public, personally appeared Kye Kolpin, being by me personally known, and duly sworn, did say that he is Regional Vice President of Retail Operations of the above corporation; that the instrument was signed on behalf of the corporation by authority of its board of directors; and he acknowledged the execution of the instrument to be the voluntary act and deed of the corporation.



My commission expires September 2, 2026.


Erica A Long
Notary Public in and for Said County and State

“Exhibit A”

DESCRIPTION OF ATTACHED PLAT FOR PARCEL NO. 13

DELAWARE COUNTY

PROJECT NO. NHSN-013-2(43) --2R-28

THE EASEMENT GRANTED FOR HIGHWAY PURPOSES IS TO LAND DESCRIBED AS FOLLOWS:

Parcel A

A parcel of land located in the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa, as shown on the Acquisition Plat Exhibit “A1 of 2”, attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the Southeast corner of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa; thence South 88° 17' 40" West 49.73 feet along the South line of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of said Section Seventeen (17) to the existing Westerly right of way line of Iowa Highway 13 and the Point of Beginning; thence continuing along the South line of said Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) South 88° 17' 40" West 28.73 feet; thence North 05° 51' 08" West 43.77 feet; thence North 01° 25' 52" West 350.01 feet; thence North 04° 40' 13" West 250.29 feet; thence North 00° 20' 49" West 400.15 feet; thence North 01° 55' 20" West 150.00 feet; thence North 14° 18' 28" East 111.76 feet to said existing Westerly right of way line and a Southerly corner of Parcel A as recorded in Plat Book 7, Page 119 in the Office of the Delaware County Recorder; thence South 01° 51' 21" East 1301.08 feet along said existing Westerly right of way line to the Point of Beginning, containing 0.96 acres more or less.

Note: The South line of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa is assumed to bear South 88° 17' 40" West.

DELAWARE COUNTY

PROJECT NO. NHSN-013-2(43) --2R-28

PARCEL 13

Included second page of "Exhibit A"

DESCRIPTION OF ATTACHED PLAT FOR PARCEL NO. 13

DELAWARE COUNTY

PROJECT NO. NHSN-013-2(43) --2R-28

THE EASEMENT GRANTED FOR HIGHWAY PURPOSES IS TO LAND DESCRIBED AS FOLLOWS:

Parcel B

A parcel of land located in the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A2 of 2", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the Northeast corner of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa; thence South 02° 10' 20" East 955.77 feet along the East line of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of said Section Seventeen (17) to the Northeast corner of Parcel A as recorded in Plat Book 7, Page 119 in the Office of the Delaware County Recorder; thence South 87° 49' 20" West 33.00 feet along the North line of said Parcel A to the existing Westerly right of way line of Iowa Highway 13 and the Point of Beginning; thence continuing along the South line of said Parcel A South 87° 49' 20" West 17.02 feet; thence North 13° 49' 32" West 48.48 feet; thence North 03° 09' 53" West 415.10 feet; thence North 06° 25' 18" East 75.80 feet; thence North 01° 36' 34" West 300.98 feet; thence North 08° 44' 15" West 85.31 feet to the existing Southerly right of way line of 180th Street; thence North 88° 12' 48" East 29.47 feet along said existing Southerly right of way line to the existing Westerly right of way line of Iowa Highway 13; thence South 02° 10' 20" East 922.99 feet along said existing Westerly right of way line to the Point of Beginning, containing 0.56 acres more or less.

Note: The East line of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa is assumed to bear South 02° 10' 20" East.

DELAWARE COUNTY

PROJECT NO. NHSN-013-2(43) --2R-28

PARCEL 13

Included third page of "Exhibit A"

DESCRIPTION OF ATTACHED PLAT FOR PARCEL NO. 13

DELAWARE COUNTY

PROJECT NO. NHSN-013-2(43) --2R-28

THE EASEMENT GRANTED FOR HIGHWAY PURPOSES IS TO LAND DESCRIBED AS FOLLOWS:

A parcel of land located in the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa, as shown on the Acquisition Plat Exhibit "A", attached hereto and by reference made a part hereof and more particularly described as follows:

Commencing at the Northeast corner of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa; thence South 88° 12' 48" West 62.25 feet along the North line of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of said Section Seventeen (17); thence South 01° 47' 11" East 33.00 feet to the existing Southerly right of way line of 180th Street and the Point of Beginning; thence South 08° 44' 15" East 16.38 feet; thence North 61° 30' 50" West 32.26 feet to said existing Southerly right of way line; thence North 88° 12' 48" East 25.88 feet along said existing Southerly right of way line to the Point of Beginning, containing 0.01 acres more or less.

Note: The North line of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section Seventeen (17), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth (5th) Principal Meridian, Delaware County, Iowa is assumed to bear South 88° 12' 48" West.

DELAWARE COUNTY

PROJECT NO. NHSN-013-2(43) --2R-28

PARCEL 13 IN THE NAME OF DELAWARE COUNTY
