

Recorded: 10/12/2023 at 1:02:59.0 PM
County Recording Fee: \$32.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$35.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 2549

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

Preparer Information: George A. Davis, 225 1st Avenue East, Dyersville, IA 52040, Phone:
563-875-9112

Taxpayer Information: JRL Holding Company, L.C., 3339 Spring Creek Road, Jesup, IA
50648

Return Document To: George A. Davis, 225 1st Avenue East, Dyersville, IA 52040

Grantors: Jeffrey L. Bahndorf and Sue Bahndorf

Grantees: JRL Holding Company, L.C.

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, Jeffrey L. Bahndorf and Sue Bahndorf, husband and wife, do hereby Quit Claim to JRL Holding Company, L.C., a limited liability company organized and existing under the laws of Iowa all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

We, Jeffrey L. Bahndorf and Sue Bahndorf, husband and wife, are owners of Delaware County Parcel No. 250140301600 legally described as Parcel 1 on Attachment A which benefits from an easement dated November 29, 1985, filed December 4, 1985, in Book X, Misc. at Page 171 over and across the property legally described as Parcel 2 on Attachment B. By this Quit Claim Deed we hereby irrevocably terminate all of our interest in the above-described easement.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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

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.

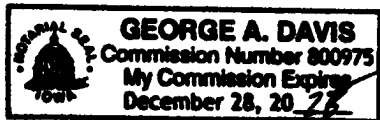
Dated: May 26, 2023

Jeffrey L. Bahndorf
Jeffrey L. Bahndorf, Grantor

Sue Bahndorf
Sue Bahndorf, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on May 26, 2023 by Jeffrey L. Bahndorf and Sue Bahndorf, husband and wife.



George A. Davis
Signature of Notary Public

ATTACHMENT A

PARCEL 1

That part of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section Fourteen (14), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, Delaware County, Iowa, described as follows: commencing at a point on the South line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Fourteen (14) which is one hundred and thirty and nine-tenths (130.9) feet West of the Southeast corner of said Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Fourteen (14); thence North forty (40°) degrees, fifty six (56') minutes West, one hundred fifty four and eight-tenths (154.8) feet; thence North fifty seven (57°) degrees, thirty one (31') minutes West, one hundred eighty six and three-tenths (186.3) feet; thence South twenty eight (28°) degrees and no minutes West, two hundred forty five and eight-tenths (245.8) feet to a point on the South line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Fourteen (14); thence East along the South line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Section Fourteen (14), a distance of three hundred seventy three and seven-tenths (373.7) feet to the point of beginning; also a portion of the South one-half (S½) of Section Fourteen (14), Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M. described as commencing at a point on an extension of the Northwesterly line of Lot Twenty Five (25) of Logan's Second Subdivision of Part of the South one-half (S½) of Section Fourteen (14) and Part of the Northeast Quarter (NE¼) of Section Twenty Three (23), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, according to plat recorded in Book 4 Plats, Page 55, which is thirty (30) feet Southwesterly on said line, thence North 83° 25' West a distance of one hundred seventy eight (178) feet, thence South 67° 44' West a distance of one hundred eight (108) feet, thence South 71° 38' West a distance of sixty seven (67) feet, thence North 54° 13' West a distance of ninety (90) feet, thence North 16° 59' West a distance of two hundred thirty and five-tenths (230.5) feet to the North line of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of said Section Fourteen (14), thence East along said North line a distance of four hundred seventy three (473) feet to the West bank of the Maquoketa River, thence Southeasterly along said West bank to the Northwesterly corner of said Lot Twenty Five (25), thence South 41° 15' West a distance of one hundred eighty and eight-tenths (180.8) feet to the point of beginning; also all lake frontage running the middle of the Maquoketa River bed with regard to the above described real estate. Parcel ID #000250140301600.

ATTACHMENT B

PARCEL 2

That part of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Fourteen (14) described as commencing at a point seven hundred fifty three (753.0) feet West of the Southeast corner of said Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), and running thence North 28°00' East Three hundred seventy nine and six-tenths (379.6) feet, thence North 57°31' West sixty seven and five-tenths (67.5) feet, thence North 46°23' West nine hundred thirty six and four-tenths (936.4) feet to a point on the West line of said Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), thence South along said West line of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) to the Southwest corner of said Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), thence East to the point of beginning, and the South thirty (30.0) feet of the Northwest Quarter (NW $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Fourteen (14), and the South thirty (30.0) feet of the Northeast Quarter (NE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Fifteen (15) all in Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M., except that part platted as Bahndorf's First Addition to Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 1, but including Lot A and vacated Lot Five (5) of said Bahndorf's First Addition, and also except that part conveyed to the Franciscan Sisters of Perpetual Adoration, Inc. , by Warranty Deed recorded in Book 109, Page 201, and also except Parcel I Part Of The NE $\frac{1}{4}$ Of The SW $\frac{1}{4}$, And Part Of Lot Four (4) Of Brezy Point Subdivision Of The NE $\frac{1}{4}$ Of The SW $\frac{1}{4}$, All Of Section Fourteen (14), Township Eighty-Eight North (T88N), Range Five West (R5W) Of The Fifth Principal Meridian, Delaware County, Iowa, according to plat recoded in Book 8 Plats, Page 160; also all lake frontage running to the middle of the Maquoketa River bed with regard to the above described real estate,