

Recorded: 11/2/2023 at 11:16:57.0 AM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2023 PG: 2736

Prepared by / Return to: Donald L. Johnson, Shuttleworth & Ingersoll, P.L.C., P.O. Box 2107, Cedar Rapids, Iowa  
52406; Phone: (319) 365-9461

Address Tax Statement to: Alan and Kathryn Wulfekuhle, 314 S Water St., Quasqueton, IA 52326

### QUIT CLAIM DEED

For valuable consideration, Alan F. Wulfekuhle and Kathryn A. Wulfekuhle, husband and wife, hereby quit claim to Alan F. Wulfekuhle and Kathryn A. Wulfekuhle, as tenants in common, all of the Grantors' right, title, interest, claim and demand in the following described real estate in Delaware County, Iowa:

See Exhibit A for Legal Description on Page 2.

This Deed is between husband and wife, or parent and child, without actual consideration, and is therefore exempt from transfer tax and from declaration of value and groundwater hazard statement requirements pursuant to Iowa Code §428A.2(11).

Each of the undersigned relinquish(es) all rights of dower, homestead and distributive share in and to the above real estate.

Words and phrases in this deed, including the acknowledgment(s), shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

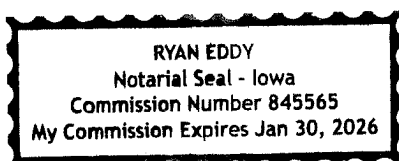
Date: October 27, 2023

Alan F. Wulfekuhle  
Alan F. Wulfekuhle

Kathryn A. Wulfekuhle  
Kathryn A. Wulfekuhle

STATE OF IOWA, Buena Vista COUNTY, ss:

This instrument was acknowledged before me this 27th day of October, 2023 by Alan F. Wulfekuhle and Kathryn A. Wulfekuhle.



Ryan Eddy  
NOTARY PUBLIC - STATE OF IOWA

## EXHIBIT A

Lot 3 of Lake View First Addition to Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 55.

AND

Lot 3A of Lake View First Addition to Delaware County, Iowa, according to the plat recorded in Book 6 Plats, Page 55, together with grantors interest in a 50-foot ingress and egress easement across the NE ¼ of Section 23-T88N-R5W of the 5<sup>th</sup> P.M., Delaware County, Iowa, whose centerline is described as follows:

Commencing as a point of reference at the SE corner of said NE ¼ (E ¼ corner); thence N89°37'53''W along the south line of said NE ¼, 577.63 feet; thence N00°00'00''E, 585.29 feet to the centerline of a county road and the point-of-beginning; thence S86°12'43''E, 464.73 feet; thence N71°31'07''W, 140.30 feet; thence S56°49'20''E, 225.44 feet; thence N77°19'12''W, 224.51 feet; thence S80°19'36''W, 501.23 feet to the end of the centerline of the easement, said end being S15°58'45''E, 25.15 feet of the NE corner of Lot 8 Lake View First Addition to Delaware County.

The above properties are subject to the following reservations:

1. Covenants contained in Quit Claim Deed executed by Lake Delhi Recreation Association dated June 16, 1984 in Book 115, L.D., Page 239, Records of Delaware County Recorder.
2. Reservation of all flood plain and access rights of Interstate power Company contained in Quit Claim Deed recorded July 25, 1974, in Book 96, Page 59, Records of Delaware County Recorder.
3. Right of Way easements and road maintenance agreements recorded in Book F, Misc., Page 452; Book 83 L.D., Page 44; and Book 70 L.D., Page 591, Records of Delaware County Recorder.
4. Protective Covenants and Restrictions dated September 12, 1989, and recorded in Book 1, Page 109, Records of Delaware County Recorder.
5. All other easements, restrictions, and Covenants of record.