

Recorded: 11/17/2023 at 2:17:04.0 PM  
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: 2906

**Prepared By/ Return To: Matt McQuillen, 503 W Main St, Anamosa, IA 52205, 319-462-3577**  
**Taxpayer: Daniel J. Zitelman and Joan Marie Zitelman, 414 12th Ave SE, Dyersville, IA 52040**



## **CORRECTIVE COURT OFFICER DEED**

**IN THE MATTER OF  
THE ESTATE OF BEVERLY A.  
MCQUILLEN,**

now pending in the Iowa District Court in and for Delaware County. Case No. ESPR006728

Pursuant to the authority and power vested in the undersigned, and in consideration of One Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Daniel J. Zitelman and Joan Marie Zitelman, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

**Lots One (1), Two (2), and Forty Nine (49) EXCEPT the East 431.63 feet of Lot 49, Stevens Addition to the City of Masonville, Delaware County, Iowa as shown on plat of survey recorded on February 27, 2002 in Book 2002, Page 712, Delaware County records.**

**(This Deed is exempt from transfer tax, Declaration of Value reporting and Groundwater Hazard Statement filing as a deed which, without additional consideration, confirms, corrects, modifies, or supplements a deed previously recorded September 7, 2023 as Book 2023 Page 2187, pursuant to Iowa Code §428A.2(10).)**

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

Dated: November 17, 2023.

Margo Zitelman, Co-executor  
Margo Zitelman, Co-Executor

Carla Franck, Co-executor  
Carla Franck, Co-Executor

STATE OF IOWA, COUNTY OF JONES, ss:

This record was acknowledged before me on November 17, 2023 by Margo Zitelman and Carla Franck as Co-Executors of the Beverly A. McQuillen Estate.

Matt McQuillen  
Signature of Notary Public

