

Recorded: 12/18/2023 at 9:52:26.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 3148

Return To: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644,
Tel: 319-334-3704

Taxpayer: Pesek-Hart Farms, LLC, 1613 330th St., Coggon, IA 52218

Preparer: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Craig Pesek and Denise Pesek a/k/a 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:

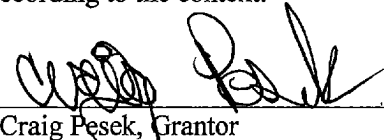
West ½ of the Southeast Quarter (SE ¼), Section 30, Township 87 North, Range 5, West of the 5th P.M., except the East ¾ of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section 30, Township 87 North, Range 5, West of the 5th P.M.

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

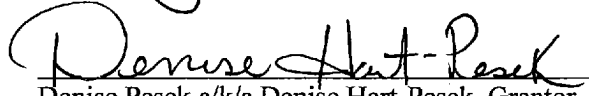
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: December 14, 2023.



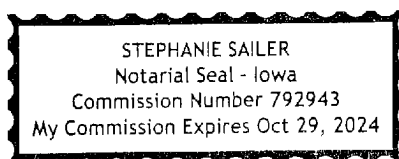
Craig Pesek, Grantor



Denise Pesek a/k/a Denise Hart-Pesek, Grantor

STATE OF IOWA, COUNTY OF Delaware:

This record was acknowledged before me on December 14 2023, by Craig Pesek and Denise Pesek a/k/a Denise Hart-Pesek, husband and wife.





Signature of Notary Public