

Recorded: 8/12/2024 at 9:15:16.0 AM
County Recording Fee: \$27.00
Iowa E-Filing Fee: \$3.50
Combined Fee: \$30.50
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 1942

Prepared by/	Todd W. Anderson	Taxpayer Address:
Return to:	Lynch Dallas, PC	Gary D. Gilbert, Jr., as Trustee of the
	PO Box 2457	Gary D. Gilbert, Jr. Revocable Trust
	Cedar Rapids, Iowa 52406-2457	1015 Berry's Run
	Telephone: 319-365-9101	Marion, Iowa 52302
	Facsimile: 319-365-9512	

QUIT CLAIM DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, Gary D. Gilbert, Jr. and Maria G. Gilbert, husband and wife, do hereby Quit Claim to Gary D. Gilbert, Jr., as Trustee of the Gary D. Gilbert, Jr. Revocable Trust, which trust was established under agreement dated June 18, 2024, all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

That part of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Twenty Four (24), Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M., described as commencing at a point on the East line of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of said Section that is two thousand twelve and eight tenths (2012.8) feet South of the Northeast corner of the Northwest Quarter (NW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of said Section, running thence North 67°06' West five hundred nine (509) feet to the point of beginning, thence North 14°49' East ninety three and eight tenths (93.8) feet, thence North 59°11' West thirty five and seventeen hundredths (35.17) feet, thence South 19°47' West ninety seven and seven tenths (97.7) feet, thence South 67°06' East forty two (42) feet to the point of beginning.

Also the right of use of roadway described in Warranty Deed and Easement of grantors A.R. Wheelless and Josie M. Wheelless, to Harold H. Brown, dated August 6, 1938 and filed August 9, 1938 in Book 66, L.D., Page 446 and described in Deed of grantors A.R. Wheelless and Josie M. Wheelless, husband and wife, to William Zumhof and Anna M. Zumhof,

dated November 18, 1944 and filed March 9, 1945 in Book 71, L.D., Page 219 of the Deed Records in the office of the Recorder of Delaware County, Iowa, in common with others rightfully using the same,

AND

All lake frontage running to the middle of the Maquoketa River bed with regard to the following described real estate: Commencing at a point on the East line of the Southwest Quarter of the Southeast Quarter of Section 24, Township 88 North, Range 5 West of the 5th P. M., 2012.8 feet south of the Northeast Corner of the Northwest Quarter of the Southeast Quarter of said Section 24 and running thence North 67°06' West 509 feet to the point of beginning, thence North 14°49' East 93.8 feet, thence North 59°11' West 35.17 feet, thence South 19°47' West 97.7 feet, thence South 67°06' East 42 feet to the point of beginning.

This deed is subject to the following covenants:

1. Same is subject to the existing flood plain rights and the grantees shall hold the grantors harmless with regard to flooding of the property conveyed.
2. The grantees and their successors are restricted from changing or altering lake frontage without the written permission of the grantors.

AND

PT SW SE ADJ TO GILBERT'S PROPERTY @ CAMP O DELHI AS FURTHER DESCRIBED:

Commencing at a point on the East line of the Southwest Quarter (SW¹/₄) of the Southeast Quarter (SE¹/₄) of Section Twenty-four (24), Township Eighty-eight (88) North, Range Five (5), West of the 5th P. M., that is 2012.8 feet South of the Northeast Corner of the Northwest Quarter (NW¹/₄) of the Southeast Quarter (SE¹/₄) of said Section Twenty-four (24) and running thence North 67°06' West 509 feet; thence North 14°49' East 93.8 feet to the point of beginning; thence North 59°11' West 35.17 feet; thence North 19°47' East 17.89 feet to the Southerly line of a platted roadway as shown on the plat of Camp-O-Delhi as recorded in Book 5 Plats, Page 78;

thence Southeasterly along said Southerly line 32.79 feet;
thence South 14°49' West 21.59 feet to the point of beginning,


together with all easements and servient estates appurtenant thereto, and subject to covenants, easements, restrictions and public highway of record.

This Quit Claim Deed represents a transfer in which the consideration is \$500.00 or less and therefore this Quit Claim Deed is exempt from (a) real estate transfer tax and declaration of value requirements pursuant to Iowa Code Section 428A.2(21) (2021), and (b) groundwater hazard statement requirements pursuant to Iowa Code Section 455B.172(11)(a)(11).

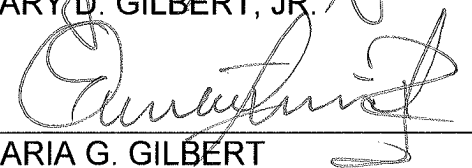
Each of the undersigned hereby relinquishes all rights of dower in and to the real estate.

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: June 18, 2024



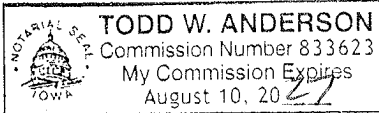
GARY D. GILBERT, JR.

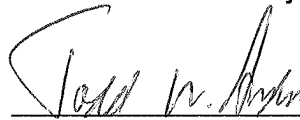


MARIA G. GILBERT

STATE OF IOWA)
) ss.
COUNTY OF LINN)

On this 18th day of June, 2024, before me, the undersigned, a Notary Public in and for said State, personally appeared Gary D. Gilbert, Jr., to me known to be the identical person named in and who executed the same as his voluntary act and deed.

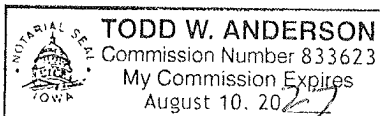


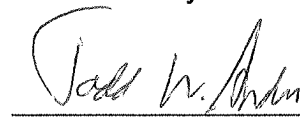


Notary Public in and for State of Iowa

STATE OF IOWA)
) ss.
COUNTY OF LINN)

On this 18th day of June, 2024, before me, the undersigned, a Notary Public in and for said State, personally appeared Maria G. Gilbert, to me known to be the identical person named in and who executed the same as her voluntary act and deed.





Notary Public in and for State of Iowa