

Recorded: 9/24/2024 at 3:20:32.0 PM  
County Recording Fee: \$22.00  
Iowa E-Filing Fee: \$3.41  
Combined Fee: \$25.41  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2024 PG: 2366

Prepared by: Kyle W. Wilcox, Simmons Perrine Moyer Bergman PLC  
and return to: 115 Third Street - Suite 1200, Cedar Rapids, Iowa 52401 (319) 366-7641

**SPACE ABOVE THIS LINE FOR RECORDER**

Address Tax Statement to: Merle M. Winch: 2853 197<sup>th</sup> Avenue, Manchester, IA 52057

**CORRECTIVE  
COURT OFFICER DEED**

In the matter of the **ESTATE OF MERLE M. WINCH, SR., DECEASED**  
now pending in the Iowa District Court  
in and for Delaware County. Probate No. ESPR005772

Pursuant to the authority and power vested in the undersigned, and in consideration of one dollar and other valuable consideration, the undersigned, in the representative capacity designated below, hereby conveys an undivided one-third interest to each **JAYSON BLUNT, MICHAEL BLUNT, and RAE KINKEAD ESCHEN**, as Tenants in Common and not as Joint Tenants, the following described real estate in Delaware County, Iowa:

**See Exhibit "A" attached hereto and incorporated therein for reference (page 2),**

together with and subject to easements, covenants, conditions and restrictions of record.

This deed is without additional consideration and is being recorded to correct the exemption language, the spelling of Grantee Jayson Blunt's name, and the division of ownership of the property in the Court Officer deed recorded on August 26, 2024, in Book 2024 at Page 2081 of the records of the Delaware County, Iowa, Recorder. This deed represents a transfer of real estate to a beneficiary under a will and is therefore exempt from transfer tax pursuant to Iowa Code Section 428A.2(20), and for the same reason is exempt from the requirements of a declaration of value and a groundwater hazard statement.

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

Dated: 9/20/24, 2024

[Signature]  
Merle M. Winch, Jr., Executor of the  
ESTATE OF MERLE M. WINCH, SR.

STATE OF IOWA, COUNTY OF Jones, ss:

This instrument was acknowledged before me on the 20 day of September, 2024, by Merle M. Winch, Jr., as Executor of the ESTATE OF MERLE M. WINCH, SR.



[Signature]  
Notary Public in and for said State  
My Commission Expires: 8/5/2027

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty Eight (28), except that part South and West of the road, and Lot One (1) of the Subdivision of the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty Nine (29), according to plat recorded in Book A Plats, Page 56, all in Township Eighty Seven (87) North, Range Four (4), West of the 5th P.M.