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**Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA**

Prepared by and return to: Sam DeGree, Drake Law Firm, P.C., 300 Main St., Suite 323, Dubuque, IA 52001 (563) 582-2000; Address Tax Statement: Brian D. Werner, 21518 262nd St., Delhi, IA 52223

QUIT CLAIM DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, BRIAN D. WERNER, a single person do hereby Quit Claim to B4 INVESTMENT PROPERTIES LLC, all of his right, title, interest, estate, claim, and demand in the following described real estate in Delaware County, Iowa:

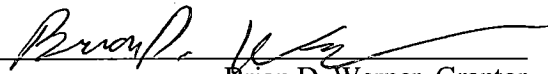
Lots Eight (8) and Eight A (8A) of 332nd Avenue Subdivision, Delaware County, Iowa Section 36, Township 89 North, Range 3 West, according to plat recorded in Book 2021, Page 1829;

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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

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 this 28th day of August, 2026


Brian D. Werner, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This instrument was acknowledged before me on August 28, 2026, by and Brian D. Werner.


, Notary Public

