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Document 2026 2627 Type 03 004 Pages 3

Date 9/09/2026 Time 10:11:05AM

Rec Amt \$17.00 Aud Amt \$5.00

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

**COURT OFFICER DEED
Recorder's Cover Sheet**

Preparer Information: E Michael Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Tel: 563-927-4164

Taxpayer Information: Jacob Fitzpatrick, 1065 Laser Road, Edgewood, Iowa 52042

Return Document To: E Michael Carr, 117 S Franklin Street, PO Box 333, Manchester, Iowa 52057

Grantors: Julie K. Fitzpatrick and Mark J. Fitzpatrick as co-executors of Joann D. Fitzpatrick Estate

Grantees: Julie K. Fitzpatrick, Joseph D. Fitzpatrick, Mark J. Fitzpatrick, Janet L. Oldfather and Kimberly A. Snyder

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

JOANN D. FITZPATRICK ESTATE

now pending in the Iowa District Court in and for Delaware County. Case No. ESPR006961

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 Julie K. Fitzpatrick, Joseph D. Fitzpatrick, Mark J. Fitzpatrick, Janet L. Oldfather and Kimberly A. Snyder, tenants in common, the following described real estate in Delaware County, Iowa:

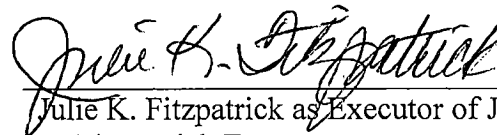
That part of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Two (2), Township Ninety (90) North, Range Five (5), West of the Fifth Principal Meridian described as commencing at a point on the East line of said Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) that is four hundred eighteen (418.0') feet North of the Southeast corner of said Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), thence running North two hundred nine (209.0') feet, thence West two hundred nine (209.0') feet, thence South two hundred nine (209.0') feet, thence East two hundred nine (209.0') feet to the point of beginning.

Subject to real estate contract filed for record May 9, 2025 in Book 2025, Page 1168

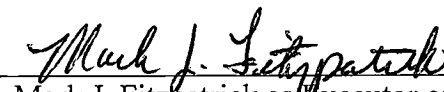
This deed is exempt according to Iowa Code 428A.2(20).

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: 8/14/2026



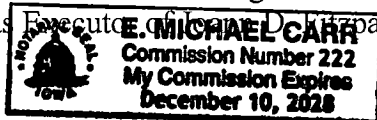
Julie K. Fitzpatrick as Executor of Joann
D. Fitzpatrick Estate



Mark J. Fitzpatrick as Executor of Joann
D. Fitzpatrick Estate

STATE OF IOWA, COUNTY OF Delaware, ss:

This record was acknowledged before me on August 14, 2026, by Julie K. Fitzpatrick as Executor of Joann D. Fitzpatrick Estate.

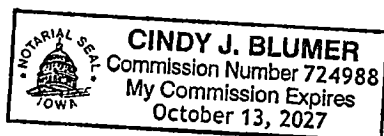


E. Michael Carr

Signature of Notary Public

STATE OF IOWA, COUNTY OF DELAWARE, ss:

This record was acknowledged before me on September 2, 2026, by Mark J. Fitzpatrick as Executor of Joann D. Fitzpatrick Estate.



Cindy J. Blumer

Signature of Notary Public