

BK: 2025 PG: 2916
Recorded: 10/30/2025 at 10:27:19.0 AM
Pages 3
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

QUIT CLAIM DEED
Recorder's Cover Sheet

Preparer Information: Scott A. Sissel, 303 West Madison Street, Ste 1000, Chicago, IL 60606,
Tel: (312) 263-8600

Taxpayer Information: Nardini Farms Rental Properties, LLC, 1828 Buffalo Road, West Des
Moines, IA 50265

Return Document To: Scott A. Sissel, 303 West Madison Street, Ste 1000, Chicago, IL 60606

Grantor: Nancy Gilman

Grantee: Nardini Farms Rental Properties, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

QUIT CLAIM DEED

For the Consideration of One Dollar(s) and other valuable consideration, NANCY GILMAN, a married person, joined by her spouse, RYAN L. GILMAN, does hereby Quit Claim to NARDINI FARMS RENTAL PROPERTIES, LLC, a limited liability company organized and existing under the laws of Iowa, all right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

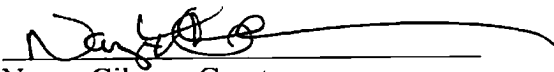
See Addendum.

This deed is exempt from transfer tax pursuant to Iowa Code Section 428A.2(21)

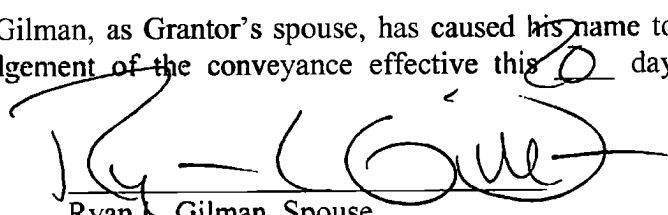
There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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

In Witness Whereof said Grantor has caused her name to be signed to these present and this conveyance to be effective this 20 day of October, 2025.


Nancy Gilman, Grantor

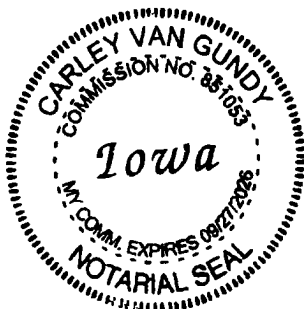
In Witness Whereof, Ryan L. Gilman, as Grantor's spouse, has caused his name to be signed to these present in acknowledgement of the conveyance effective this 20 day of October, 2025.


Ryan L. Gilman, Spouse

STATE OF IOWA, COUNTY OF POLK

This record was acknowledged before me on October 20, 2025 by Nancy Gilman and Ryan L. Gilman, as husband and wife.


Signature of Notary Public



ADDENDUM

120th Street – Earlham

The Northeast Quarter (NE¼) of the Southeast Quarter (SE¼) of Section Fifteen (15), in Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa.

Red Barn

The North 100 Rods of the West Fractional Half (½) of the Southwest Quarter (¼) excepting therefrom a tract of land in the Southwest corner thereof 15 Rods in length North and South and 12½ Rods in width East and West, and excepting therefrom a tract of land in the Northwest corner thereof described as commencing at the intersection of the South and East lines of the public highway on the North and West sides thereof and running South 320 feet, thence East 558 feet, thence North 320 feet, thence West 558 feet to the point of beginning, all in Section Thirty-One (31), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa