

Prepared by\ Return to:

Cyndy Howell, IA Department of Transportation, Right of Way Office, 800 Lincoln Way, Ames, IA 50010, 515-239-1534
Address Tax Statements: Aaron C. Newell and Laurel J. Newell, 2671 Dakota Avenue, Callender, IA 50523

State of Iowa

OFFICE OF THE SECRETARY OF STATE

Patent No. 5924

STATE LAND OFFICE

The **STATE OF IOWA**, subject to conditions listed in this patent, hereby conveys to **Aaron C. Newell and Laurel J. Newell**, real estate in **Webster County, Iowa**, and more particularly described as follows:

A parcel of land partly in the SW Fr. 1/4 of the NW Fr. 1/4, partly in the SE 1/4 of the NW Fr. 1/4 and all of the NE 1/4 of the SW Fr. 1/4 all in Section 7 in T88N, R30W of the 5th P.M., Webster County, Iowa, identified as Parcel "A", Plat of Survey, Exhibit 'A', attached hereto, which by this reference is made a part hereof, more particularly described as follows:

Beginning at the W 1/4 Corner of the said Section 7; thence S89°03'57"E 1044.10 feet on the south line of the SW Fr. 1/4 of the NW Fr. 1/4 to the SE corner thereof; thence S00°02'35"W, 1244.54 feet on the west line of the NE 1/4 of the SW Fr. 1/4 to the SW corner thereof, thence S88°12'31"E, 1318.12 feet on the south line of said NE 1/4 of the SW Fr. 1/4 to the SE corner thereof; thence N00°02'45"W, 1291.15 feet on the east line of said NE 1/4 of the SW Fr. 1/4 to the Center of said Section 7; thence N00°08'12"E, 71.88 feet on the east line of the NW Fr. 1/4 of said Section 7; thence N89°58'04"W, 2359.62 feet to the west line of said NW Fr. 1/4 ; thence S00°01'36"W, 58.94 feet on said west line to the Point of Beginning, containing 42.18 acres.

AND

A parcel of land in the SW 1/4 of the NE 1/4 of Section 7, T88N, R30W of the 5th P.M., Webster County, Iowa, identified as Parcel "B", on Plat of Survey, Exhibit 'A', attached hereto, which by this reference is made a part hereof, more particularly described as follows:

(cont. page 2)

CONDITIONS: Authority and consideration for issuance of this patent are stated in the certificate of the **Right of Way Director of the Iowa Department of Transportation** filed with the State Land Office as provided in *Iowa Code* Section 9G.6. This conveyance is subject to the conditions imposed by *Iowa Code* Sections 306.22, 306.23, 306.24, and 306.25, including the right of a utility association, company or corporation to continue in possession of a right of way in use at the time of the sale.



I, **Terry E. Branstad**, Governor of the State of Iowa, have caused this instrument to be issued and the Great Seal of the State of Iowa to be affixed to it at Des Moines, on this 26th day of July, 2014.


Terry E. Branstad, Governor of Iowa


Matt Schultz, Iowa Secretary of State

I hereby certify that the foregoing Patent is recorded in Vol. 26 Page 157 in the State Land Office.


Matt Schultz, Iowa Secretary of State

Webster County
Newell Patent
Cont. from page 1

Beginning at the Center of said Section 7; thence S88°24' 16"E, 1330.85 feet on the south line of the SW¼ of the NE¼ of said Section 7 to the SE corner thereof; thence N00°07'31"E, 86.46 feet on the east line of said SW¼ of the NE¼; thence N89°01'55"W, 1330.54 feet to the west line of the NE ¼ of said Section 7; thence S00°08'12"E, 71.88 feet on said west line to the Point of Beginning, containing 2.42 acres.

AND

A parcel of land in the SE¼ of the NE¼ of Section 7, T88N, R30W of the 5th P.M., Webster County, Iowa, identified as Parcel "C" on Plat of Survey, Exhibit 'A', attached hereto, which by this reference is made a part hereof, more particularly described as follows:

Beginning at the E¼ corner of said Section 7; thence N88°24'16"W, 1330.85 feet on the south line of the SE¼ of the NE¼ of said Section 7 to the SW corner thereof; thence N00°07'31"E, 86.46 feet along the West line of line of said SE¼ of the NE¼; thence S88°23'10"E, 1330.84 feet to the east line of the NE¼ of said Section 7; thence S00°06'51"W, 86.04 feet on said east line to the Point of Beginning, containing 2.64 acres, of which 0.10 acre is within existing road right of way.

Direct access between the above described parcels of land and U.S. 30 and Baxter Avenue will be prohibited.

The State retains the right of entry thereon for the purpose of constructing and maintaining the right of way fence. The fence shall be maintained for vehicle access control purposes only. The State will be held blameless and without liability for fencing private property or maintaining the same. The buyer may pasture against said fence at their own peril and the State will be held blameless and without liability for fencing private property or maintaining the same to restrain livestock.

These provisions run with the land and are binding upon buyers, their heirs, successors, and assigns.

Declaration of Value Filing is not required, as the State of Iowa is the Grantor and exempt from such filing by Section 428A.2(6) of the Code of Iowa.

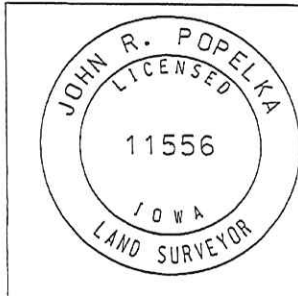
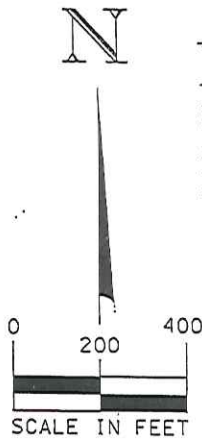
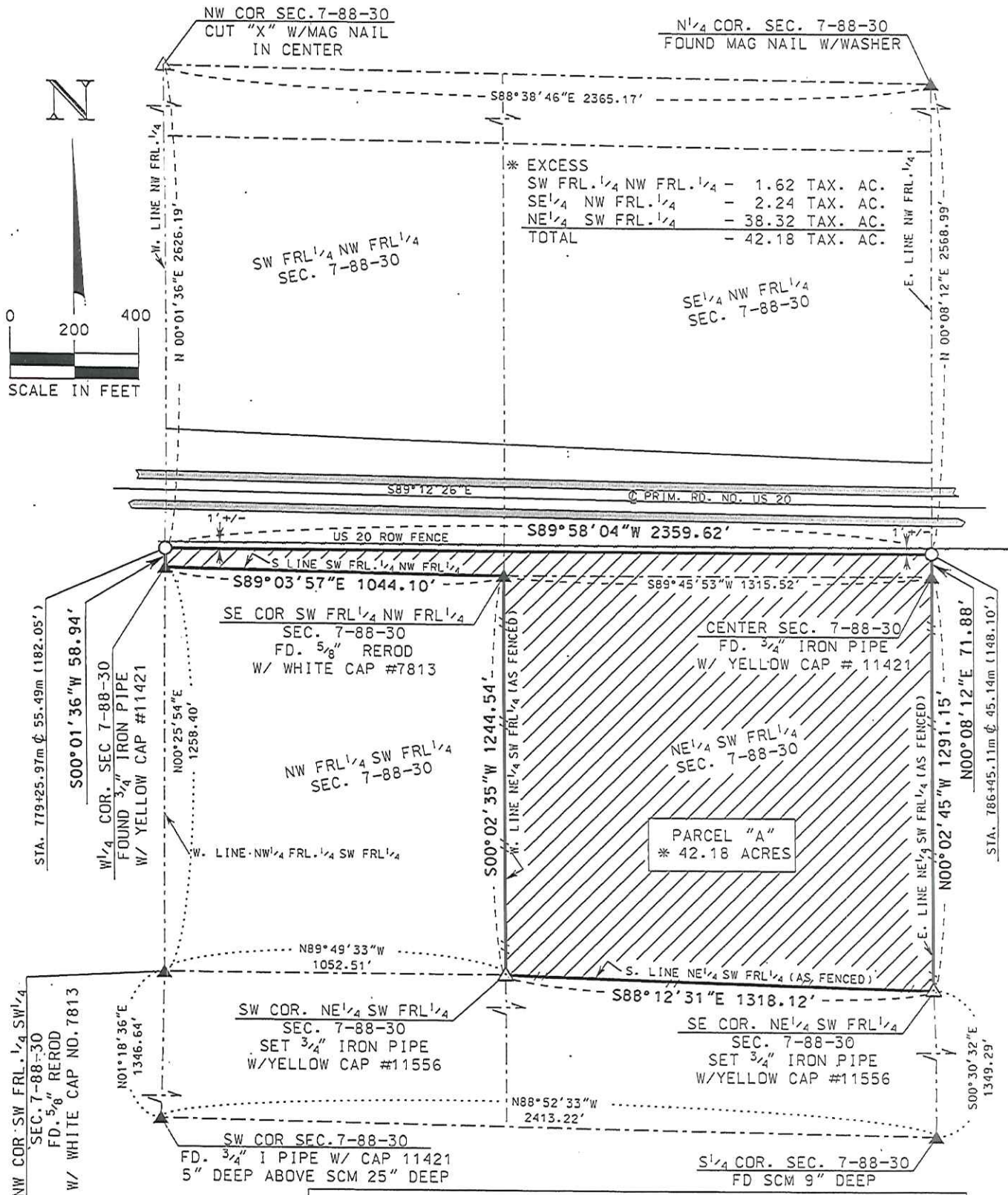
IOWA DEPARTMENT OF TRANSPORTATION



PLAT OF SURVEY
EXHIBIT "A"

COUNTY WEBSTER STATE CONTROL NO. _____
 PROJECT NO. NHSN-20 -3(92)--2R-94 PARCEL NO. 601
 SECTION 7 TOWNSHIP 88N RANGE 30W
 ROW - FEE _____ AC, EASE _____ AC, EXCESS - FEE *42.18 AC
 ACQUIRED FROM HORAN FAMILY PARTNERSHIP, LLP

SOLD TO: _____
 COUNTY AUDITOR PARCEL DESIGNATION "A" ○ - SET 5/8" RE-ROD W/ALUM. R.O.W. CAP #11556



I hereby certify that this land surveying document is in accordance with a survey made by me or under my direct personal supervision in April, 2012.

John R. Popelka 2/27/2013
 John R. Popelka L.C. No. 11556 Dated
 My license renewal date is December 31, 2014
 Number of sheets covered by this seal is one

DATE DRAWN APRIL 30, 2012 J.R.P.
 CORRECTED FEB. 27, 2013 J.R.P.

IOWA DEPARTMENT OF TRANSPORTATION

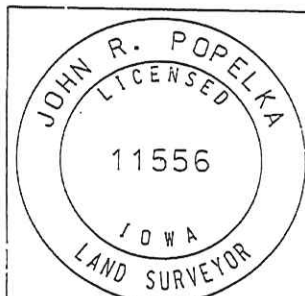
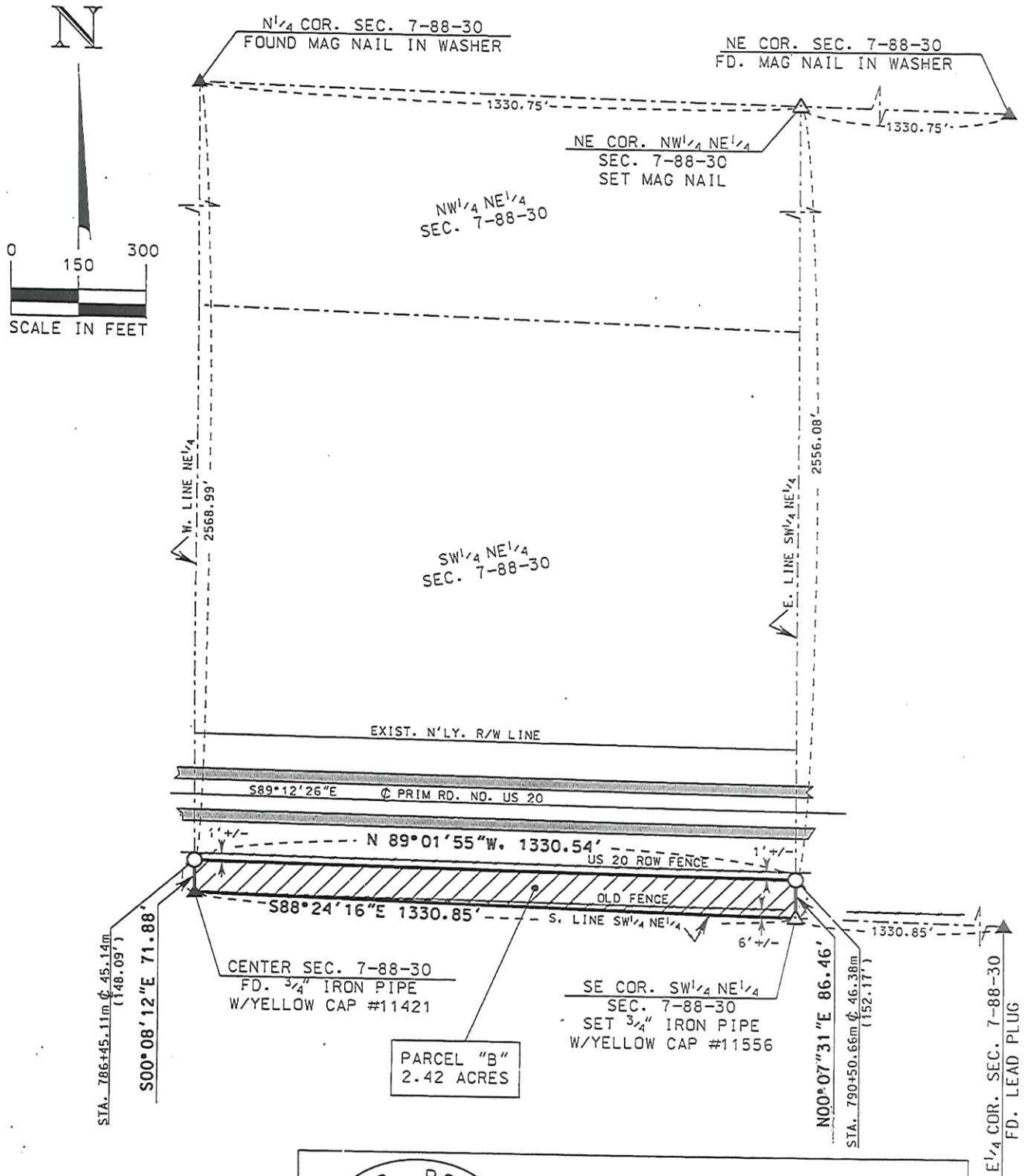


PLAT OF SURVEY
EXHIBIT "A"

COUNTY WEBSTER STATE CONTROL NO. _____
 PROJECT NO. NHSN-20-3(92)--2R-94 PARCEL NO. 603
 SECTION 7 TOWNSHIP 88N RANGE 30W
 ROW - FEE _____ AC, EASE _____ AC, EXCESS - FEE 2.42 AC
 ACQUIRED FROM MARION H. BIRKLAND

SOLD TO: _____
 COUNTY AUDITOR PARCEL DESIGNATION "B"

○—SET 5/8" RE-ROD W/ALUM. R.O.W. CAP #11556



I hereby certify that this land surveying document is in accordance with a survey made by me or under my direct personal supervision in April, 2012.

John R. Popelka 7/23/12
 John R. Popelka Lic. No. 11556 Dated
 My license renewal date is December 31, 2012
 Number of sheets covered by this seal is one

DATE DRAWN 05/09/2012 J.R.P.

IOWA DEPARTMENT OF TRANSPORTATION



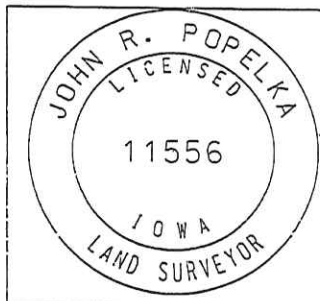
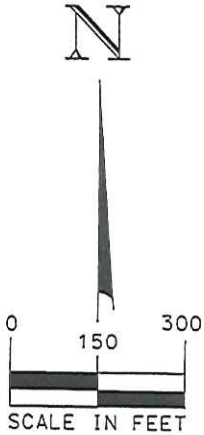
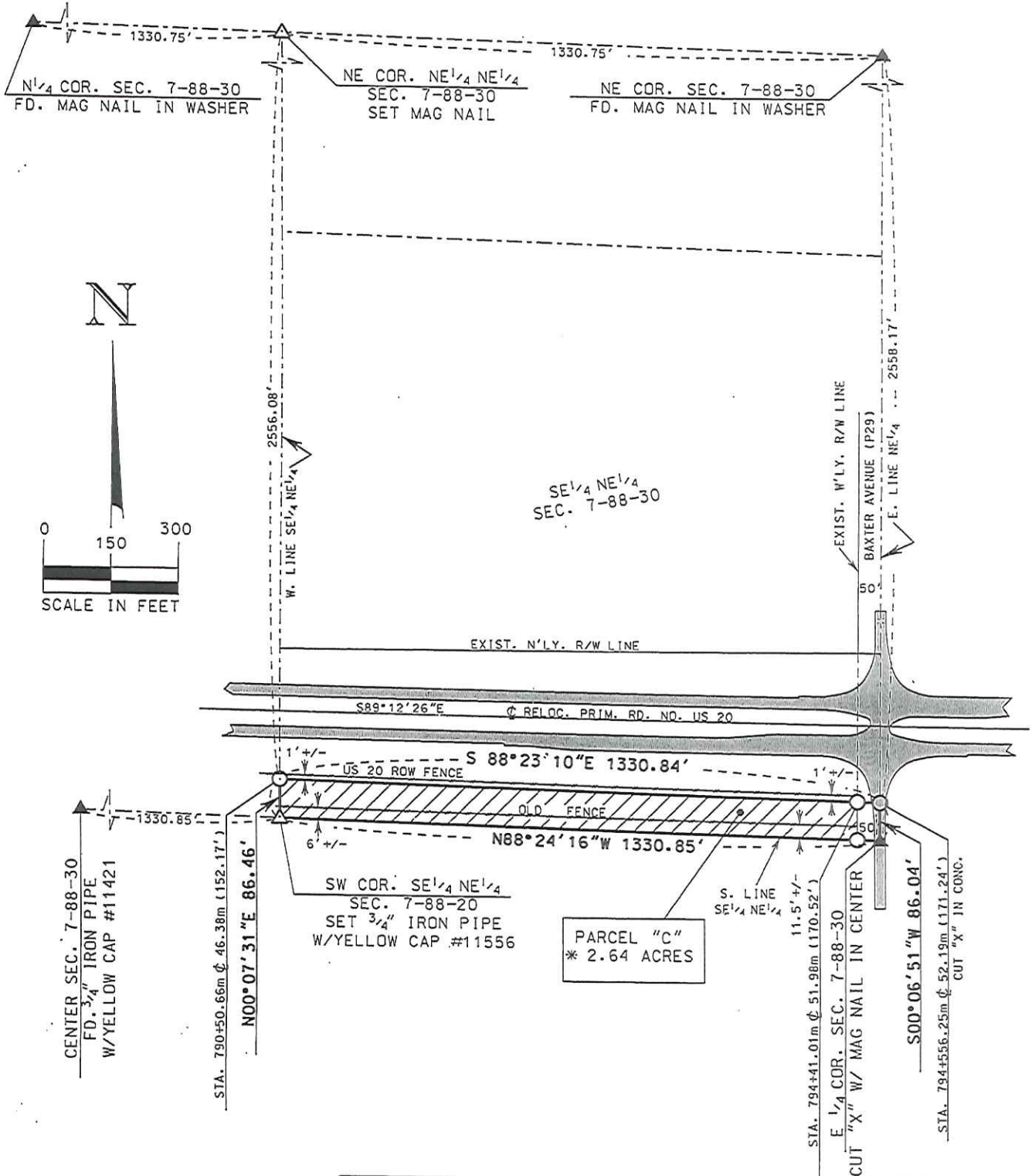
PLAT OF SURVEY
EXHIBIT "A"

COUNTY WEBSTER STATE CONTROL NO. _____
 PROJECT NO. NHSN-20-3(92)--2R-94 PARCEL NO. 605
 SECTION 7 TOWNSHIP 88N RANGE 30W
 ROW - FEE _____ AC. EASE _____ AC. EXCESS - FEE *2.64 AC
 ACQUIRED FROM DALE E. BIRKLAND

SOLD TO: _____
 COUNTY AUDITOR PARCEL DESIGNATION "C"

○ - SET 5/8" RE-ROD W/ALUM. R.O.W. CAP #11556
 UNLESS OTHERWISE LABELED.

* 2.64 ACRES EXCESS INCLUDES 0.10 ACRE WITHIN EXISTING ROAD RIGHT OF WAY.



I hereby certify that this land surveying document is in accordance with a survey made by me or under my direct personal supervision in April, 2012.

John R. Popelka 7/23/12
 John R. Popelka Lic. No. 11556 Dated
 My license renewal date is December 31, 2012
 Number of sheets covered by this seal is one

DATE DRAWN 05/10/2012 J.R.P.