

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: Charles B. Lex, 1467 334th Road, Woodward, IA 50276

State of Iowa

OFFICE OF THE SECRETARY OF STATE

Patent No. 5992

STATE LAND OFFICE

The **STATE OF IOWA**, subject to conditions listed in this patent, hereby conveys to **Charles B. Lex**, real estate in **Calhoun** County, Iowa, and more particularly described as follows:

A parcel of land located in a part of the North ½ of the Northwest ¼ of the Southwest ¼ of Section 12, Township 88 North, Range 32 West of the Fifth Principal Meridian, Calhoun County, Iowa, as shown on Plat of Survey, Exhibit "A", page 2 of 2, attached hereto and recorded in Calhoun County, Iowa as Doc. No. 2014-0147, more particularly described as follows:

Commencing at the West ¼ Corner of said Section 12; thence South 00°43'10" West, 146.58 feet (44.678m) along the West line of the Southwest ¼ of said Section 12 to the Point of Beginning; thence continuing South 00°43'10" West 521.44 feet (158.935m) along said West line; thence South 89°01'41" East, 1312.31 feet; thence North 00°40'49" East, 514.81 feet (156.913m) to a point on the South right of way line of Primary Road US 20; thence in a Westerly direction along said South right of way line for the following 3 courses, South 87°11'21" West, 729.63 feet (222.393m); thence North 84°51'28" West, 460.49 feet (140.357m); thence North 79°20'18" West, 126.48 feet (38.551m) to the Point of Beginning, containing 14.76 acres, inclusive of 0.70 acre existing county right of way.

AND

A parcel of land located in a part of the Northeast ¼ of the Southwest ¼ of Section 12, Township 88 North, Range 32 West of the Fifth Principal Meridian, Calhoun County, Iowa, as shown on Plat of Survey, Exhibit "A", page 2 of 2, attached hereto and recorded in Calhoun County, Iowa as Doc. No. 2014-0148, more particularly described as follows:

(continued on next page)

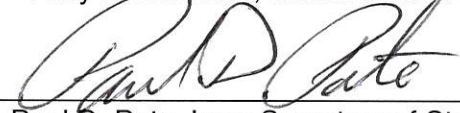
CONDITIONS: Authority and consideration for issuance of this patent are stated in the certificate of the **Right of Way Director of the Iowa Department of Transportation** filed with the State Land Office as provided in *Iowa Code* Section 9G.6. This conveyance is subject to the conditions imposed by *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 3rd day of August, 2015.

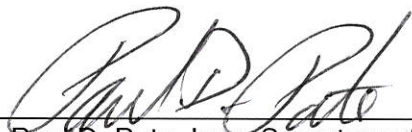


Terry E. Branstad, Governor of Iowa



Paul D. Pate, Iowa Secretary of State

I hereby certify that the foregoing Patent is recorded in Vol. 27 Page 41 in the State Land Office.



Paul D. Pate, Iowa Secretary of State

Calhoun County
Lex Patent
Continued from previous page

Beginning at the Southwest Corner of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of said Section 12; thence North $00^{\circ}40'49''$ East 1169.80 feet (356.556m) along the West line of said Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ to a point on the South right of way line of Primary Road US 20; thence South $88^{\circ}11'15''$ East, 994.55 feet (303.140m) along said South right of way line; thence North $88^{\circ}45'27''$ East 327.18 feet (99.724m) along said South right of way line to a point on the East line of the Southwest $\frac{1}{4}$ of said Section 12; thence South $00^{\circ}38'02''$ West, 1169.88 feet (356.581m) along said East line to the Southeast Corner of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of said Section 12; thence North $88^{\circ}56'25''$ West, 1322.32 feet (403.045m) along the South line of said Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ to the Point of Beginning, containing 35.30 acres.

Direct access between the above described parcels of land and U.S. 20 will be prohibited. Direct access between the above described parcels of land and Traer Avenue will be prohibited.

This conveyance is subject to all easements of record.

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.

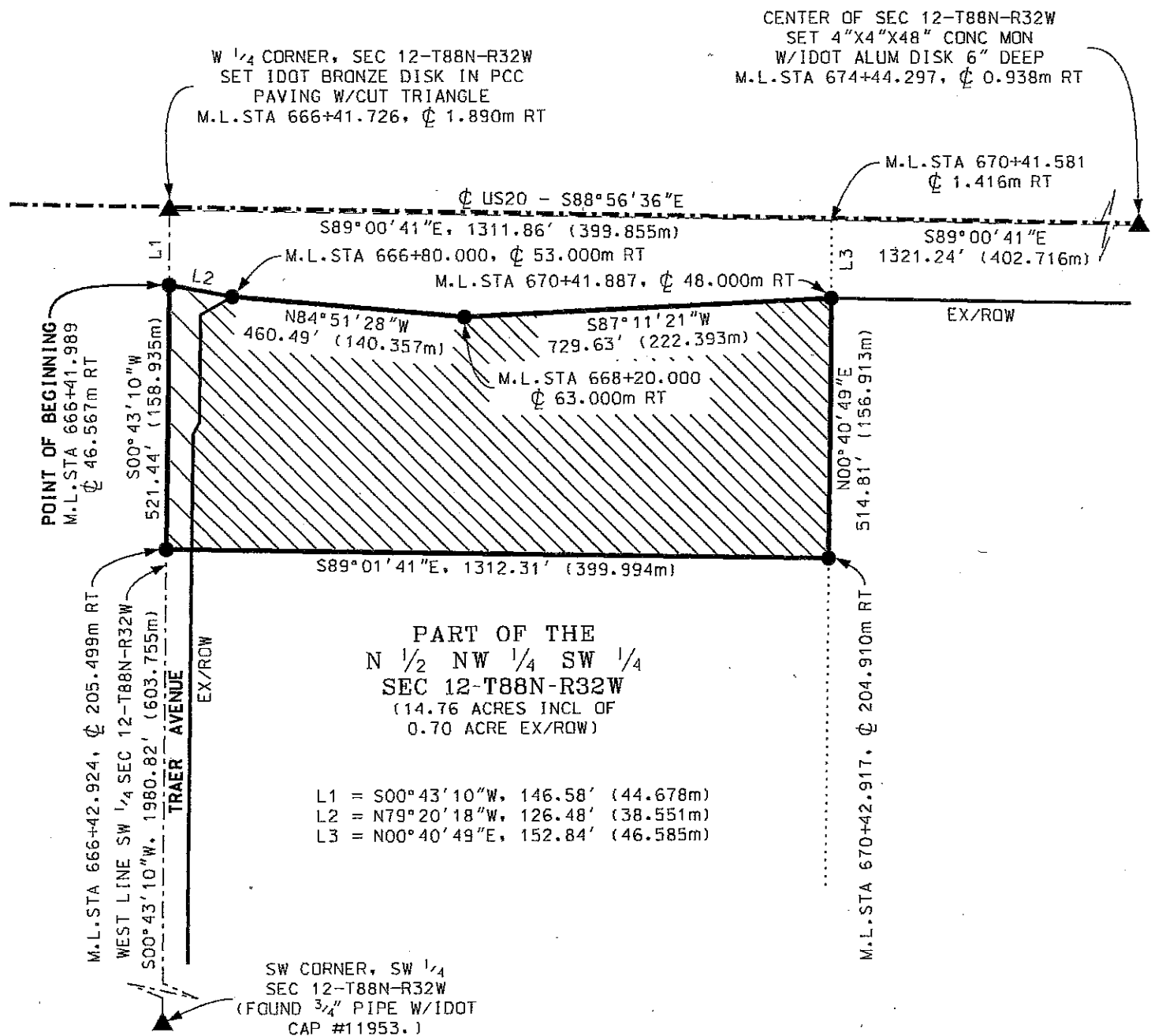
Declaration of Value Filing is not required, as the State of Iowa is the Grantor and exempt from such filing by Section 428A.2(6) of the Code of Iowa.



IOWA DEPARTMENT OF TRANSPORTATION
PLAT OF SURVEY
EXHIBIT "A"

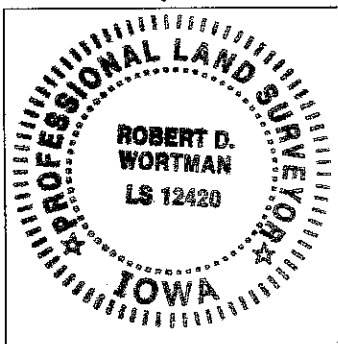
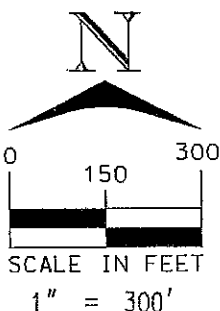


COUNTY CALHOUN STATE CONTROL NO.
 PROJECT NO. NHSN-020-3(095)-2R-13 PARCEL NO. 322
 SECTION 12 TOWNSHIP 88N RANGE 32W
 ACQUIRED FROM DAVID HOWERY, et al
 EXCESS PARCEL 14.76 ACRES *
 COUNTY AUDITOR PARCEL DESIGNATION " A "
 * INCLUSIVE OF 0.70 ACRE EXISTING COUNTY RIGHT OF WAY.



- = Monument Found, 3/4"x30" Pipe w/IDOT yellow plastic cap
- ▲ = Section Corner Monument found, As Noted

LEGEND: 1 Meter (m) = 3.280833 feet. (m) indicates a measurement in meters.
 Metric stationing based on the one hundred meter station (Sta. = 100m)



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Professional Land Surveyor under the laws of the State of Iowa.

Robert D. Wortman 1-8-2014
 Robert D. Wortman License No. 12420 Date

My license renewal date is December 31, 2015

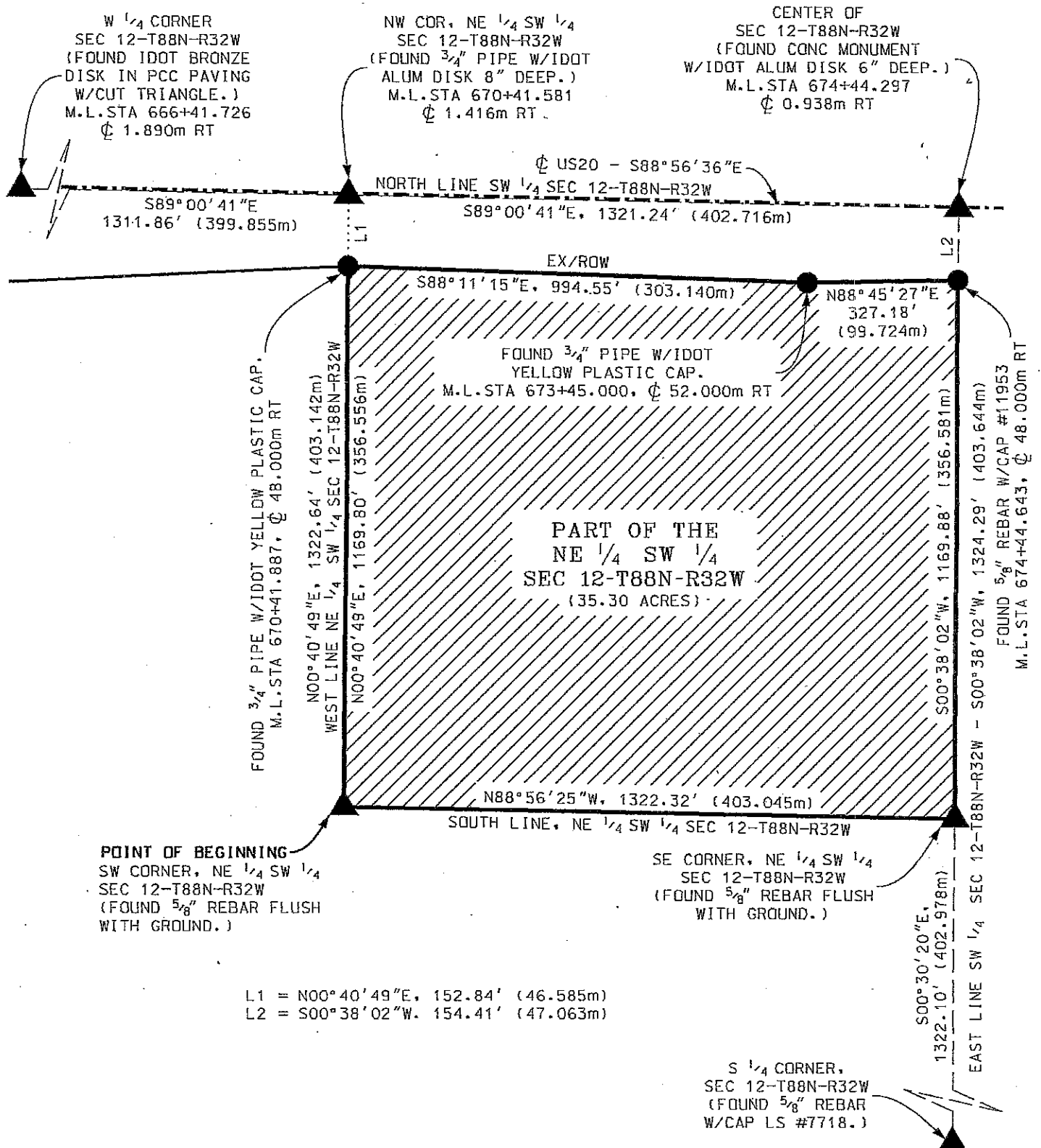
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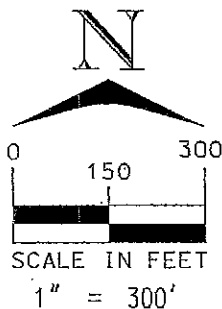
IOWA DEPARTMENT OF TRANSPORTATION
 PLAT OF SURVEY
 EXHIBIT "A"



COUNTY CALHOUN STATE CONTROL NO. -
 PROJECT NO. NHSN-020-3(095)-2R-13 PARCEL NO. 323
 SECTION 12 TOWNSHIP 88N RANGE 32W
 ACQUIRED FROM ARTHUR J. BRAGINTON TRUST, UNDER WILL & ALICE E. BRAGINTON TRUST.
 EXCESS PARCEL 35.30 ACRES
 COUNTY AUDITOR PARCEL DESIGNATION " A "

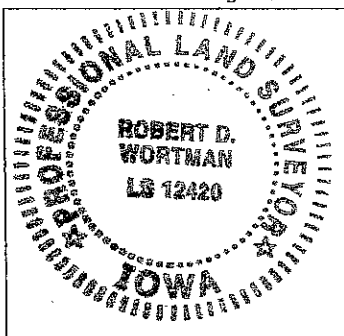


L1 = N00°40'49"E, 152.84' (46.585m)
 L2 = S00°38'02"W, 154.41' (47.063m)



● = FOUND PROPERTY CORNERS, MONUMENTED AS NOTED.
 ▲ = FOUND SECTION CORNERS, MONUMENTED AS NOTED.

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I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Professional Land Surveyor under the laws of the State of Iowa.

Robert D. Wortman 1-8-2014
 Robert D. Wortman License No. 12420 Date
 My license renewal date is December 31, 2015
 Pages or sheets covered by this seal: Pages 1 of 2 & 2 of 2