The STATE OF IOWA, subject to conditions listed in this patent, hereby conveys to Terry W. Braaksma, real estate in O'Brien County, Iowa, and more particularly described as follows:

A tract of land in the Southeast Quarter (SE1/4) of Section Six (6), Township Ninety-six (96) North, Range Forty-two (42), West of the 5th P.M. in O'Brien County, Iowa.

Commencing at the Southeast Corner of said Sec. 6; thence Due North, 2103.5 ft. to a Point of Beginning; thence N89°19'W, 615.1 ft.; thence N23°48'E, 179.6 ft.; thence N85°40'E, 544.1 ft.; thence Due South, 212.9 ft. to the Point of Beginning; containing 2.49 acres, inclusive of easement for road purposes on the East side thereof.

The East Line of said Sec. 6 is assumed to bear Due North or South.

Direct access between the above described parcel of land and U.S. 60 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.

This transfer is exempt from transfer tax. Iowa Code Section 428A.2(5).

Declaration of Value Filing is not required, as the State of Iowa is the Grantor and exempt from such filing by Section 428A.1 of the Code of Iowa.

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 90.6. 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 14th day of February, 2016.

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 107 in the State Land Office.

Paul D. Pate, Iowa Secretary of State
IOWA DEPARTMENT OF TRANSPORTATION
GRAPHIC EXHIBIT "A"

COUNTY: O'Brien  STATE CONTROL NO.
PROJECT NO: NHSW-60-3 (20) ZR-71  PARCEL NO: 307
SECTION: 6  TOWNSHIP: 9 N
  RANGE: 42 W
ROW-FT: 2.49  AC, BASE: AC, BORROW
AC, EXCESS-PRE: AC
ACQUIRED FROM: Terry W. Brookens

(Sec. 9 - T. 94 - R. 42 W.
SE 1/4

(Attached for Reference)
WARRANTY DEED

For the consideration of One Hundred Sixty-one Thousand and no/100-----($161,000.00)-----Dollars and other valuable consideration in hand paid by the Iowa Department of Transportation, TERRY W. BRAAKSMA AND JANNETTE B. BRAAKSMA, his wife, do hereby convey to the STATE OF IOWA real estate in O’BRIEN County, Iowa:

THE FEE SIMPLE TITLE GRANTED IS TO LAND DESCRIBED AS FOLLOWS:

A tract of land in the Southeast Quarter (SE¼) of Section Six (6), Township Ninety-six (96) North, Range Forty-two (42), West of the 5th P.M. in O’Brien County, Iowa.

Commencing at the Southeast Corner of said Sec. 6; thence Due North, 2103.5 ft. to a Point of Beginning; thence N89°19’W, 615.1 ft.; thence N23°48’E, 179.6 ft.; thence N85°40’E, 544.1 ft.; thence Due South, 212.9 ft. to the Point of Beginning; containing 2.49 acres, inclusive of easement for road purposes on the East side thereof.

The East Line of said Sec. 6 is assumed to bear Due North or South.

This deed is given in fulfillment of a certain agreement dated January 21, 2003 and recorded in the O’Brien County Recorder’s Office on January 27, 2003, in Misc. Book X, Page 417, except those terms that survive the execution of this document.

This land is being acquired for public purposes through eminent domain and a Declaration of Value is not required. Iowa Code Sec. 428A.1

Grantors do hereby covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and grantors covenant to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

O’BRIEN County Project No. NHSN-80-3(20)–2R-71
Terry W. Braaksma (Parcel No. 307)
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 2-3-03, 2003. (SIGN IN INK)

Terry W. Braaksma
Jannette B. Braaksma

NOTARY PUBLIC PLEASE COMPLETE LEFT AND RIGHT SIDES

STATE OF IOWA COUNTY OF O'BRIEN ss.
On this 3rd day of FEBRUARY, 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared

Terry W. Braaksma and Jannette B. Braaksma

or _____ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity(ies) upon behalf of which the person(s) acted, executed the instrument.

DOUGLAS JOHNSTON (Print/Type Name)
Notary Public in and for said State
My Commission Expires: 9-15-03

Capacity Claimed By Signer:

X INDIVIDUAL

Corporate

Titles of Corporate Officer(s):

Corporate Seal is affixed

No Corporate Seal procured

PARTNERSHIP

Limited or General

ATTORNEY-IN-FACT

EXECUTOR(s) or TRUSTEE(s)

GUARDIAN(s) or CONSERVATOR(s)

OTHER:

Signer is Representing:

Names of entity(ies) or person(s)

O'BRIEN County Project No. NHSN-60-3(20)--2R-71
Terry W. Braaksma (Parcel No. 307)

Recorded in the STATE LAND OFFICE:

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