State of Iowa

OFFICE OF
THE SECRETARY OF STATE
STATE LAND OFFICE

Patent No. 6061

The STATE OF IOWA, subject to conditions listed in this patent, hereby conveys to Daniel Scott Buban, real estate in Appanoose County, Iowa, and more particularly described as follows:

A part of the Northwest Quarter of the Southwest Quarter of Section 31, Township 69 North, Range 17 West of the Fifth Principal Meridian, Appanoose County, Iowa, shown and described as Auditor's Parcel "B" on Plat of Survey recorded in Appanoose County, Iowa, on May 20, 2015, as Document 2015 832 In Book 2015, Page 832, containing 0.11 acres more or less.

This conveyance is subject to all easements of record.

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(6).

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 96.6. 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. ______ Page ______ in the State Land Office.

Paul D. Pate, Iowa Secretary of State
WARRANTY DEED

For the consideration of FORTY-FIVE THOUSAND AND NO/100—($45,000.00)—DOLLARS and other valuable consideration in hand paid by Iowa Department of Transportation, RODNEY W. GOODEN, an Unmarried Person, does hereby convey to the STATE OF IOWA real estate in Appanoose County, Iowa:

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

COMMENCING AT A POINT 155 FEET SOUTH OF THE NORTHWEST CORNER OF LOT 1, THOMAS WILSON’S SUB-DIVISION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 69, RANGE 17, THENCE EAST 175 FEET, THENCE NORTH 8 FEET, THENCE WEST 125 FEET, THENCE NORTH 67 FEET, THENCE WEST 50 FEET, THENCE SOUTH 75 FEET TO THE PLACE OF BEGINNING; SUBJECT TO EASEMENTS OF RECORD.

Grantor also conveys to Grantee all of his right, title and interest in the easements established for the benefit of the above-described real estate in the Easement filed for record on November 7, 1995, at Book 79, Page 40, records of Appanoose County, Iowa.

This Deed is given in fulfillment of a certain contract dated March 18, 2002, and recorded in the Appanoose County Recorder’s Office on March 26, 2002, in Book 145. Page 59, except those terms thereof which survive the execution of this document.

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

Grantor does hereby covenant with grantee, and successors in interest, that grantor holds the real estate by title in fee simple; that he has 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 grantor covenants 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.

Words and phrases herein, including acknowledgment hereof shall be construed as in the singular or plural number, and as feminine or masculine gender, according to the context.

Dated: 5-17-02, 2002. (SIGN IN INK)

RODNEY W. GOODEN

STATE OF IOWA, COUNTY OF APPANOOSE, ss:

On this 17 day of May, 2002, before me, the undersigned, a Notary Public in and for said state, personally appeared RODNEY W. TUBAUGH to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.

Notary Public in and for said State

Appanoose County Project No. STPN-2-(32)-21-04
GOODEN, Rodney W. (Parcel No. 11A)
# IOWA DEPARTMENT OF TRANSPORTATION
## PLAT OF SURVEY
### AUDITOR’S PARCEL "B"

<table>
<thead>
<tr>
<th>COUNTY</th>
<th>APPANOOSE</th>
<th>STATE CONTROL NO.</th>
<th>------</th>
</tr>
</thead>
<tbody>
<tr>
<td>PROJECT NO.</td>
<td>5TPN-2-7(32)-2J-04</td>
<td>PARCEL NO.</td>
<td>11A</td>
</tr>
<tr>
<td>SECTION</td>
<td>31</td>
<td>TOWNSHIP</td>
<td>69N</td>
</tr>
<tr>
<td>ACQUIRED FROM</td>
<td>RODNEY W. GOODEN</td>
<td>RANGE</td>
<td>17W</td>
</tr>
<tr>
<td>EXCESS PARCEL</td>
<td>0.11 acres</td>
<td>AREA</td>
<td>------</td>
</tr>
<tr>
<td>ACCESS CONTROL</td>
<td></td>
<td></td>
<td>------</td>
</tr>
</tbody>
</table>

This plat of survey is a true and correct representation of the field notes of a survey performed under my direct supervision on December 3, 2014, for the purpose of locating and marking the following described parcel of land, to-wit:

**AUDITOR’S PARCEL "B"**

A part of the Northwest Quarter of the Southwest Quarter of Section 31, Township 69 North, Range 17 West of the Fifth Principal Meridian, Appanoose County, Iowa, also designated as Auditor’s Parcel "B", and being more particularly described as follows:

Commencing at a point 155 feet South of the Northwest Corner of Lot 1, Thomas Wilson’s Sub-division of the Northwest Quarter of the Southwest Quarter of Section 31, Township 69, Range 17, thence East 175 feet, thence North 8 feet, thence West 125 feet, thence North 57 feet, thence West 50 feet, thence South 75 feet to the Place of Beginning; subject to easements of record; EXCEPT the West Two feet thereof, containing 0.11 acres, more or less.