

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: Nystrom Securities, LLC, 318 Thackeray Avenue, Ames, IA 50014

State of Iowa

OFFICE OF THE SECRETARY OF STATE

STATE LAND OFFICE

Patent No. 6249

The **STATE OF IOWA**, subject to conditions listed in this patent, hereby conveys to **Nystrom Securities, LLC**, real estate in **Greene County, Iowa**, and more particularly described as follows:

Part of Lot 20 of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 5, Township 83 North, Range 30 West of the 5th Principal Meridian, now included in and forming a part of the City of Jefferson, Greene County, Iowa, identified as Parcel "A" on Plat of Survey, Exhibit "A", attached hereto, which by this reference is made a part hereof, more particularly described as follows:

Commencing at the NW corner of the SW $\frac{1}{4}$ of said Section 5; thence S00°38'45"E, 655.04 feet on the west line of SW $\frac{1}{4}$ of said Section 5 to the NW corner of said Lot 20; thence S89°35'50"E, 63.59 feet on the north line of said Lot 20 to the Point of Beginning; thence continuing S89°35'50"E, 123.49 feet on said north line; thence S00°39'12"E, 124.54 feet on the east line of said Lot 20; thence S84°45'56"W, 76.39 feet on the south line of said Lot 20; thence S00°18'51"E, 31.39 feet on the east line of said Lot 20; thence N89°43'42"W, 46.17 feet on the south line of said Lot 20; thence N00°59'44"W, 163.55 feet to the Point of Beginning, containing 17,423 square feet (0.40 acre).

Direct access between the above described parcel of land and IA 4 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(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 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, **Kim Reynolds**, 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 17 day of May, 2018.



Kim Reynolds, Governor of Iowa


Paul D. Pate, Iowa Secretary of State

I hereby certify that the foregoing Patent is recorded in Vol. 27 Page 299 in the State Land Office.



Paul D. Pate, Iowa Secretary of State



PLAT OF SURVEY
EXHIBIT "A"

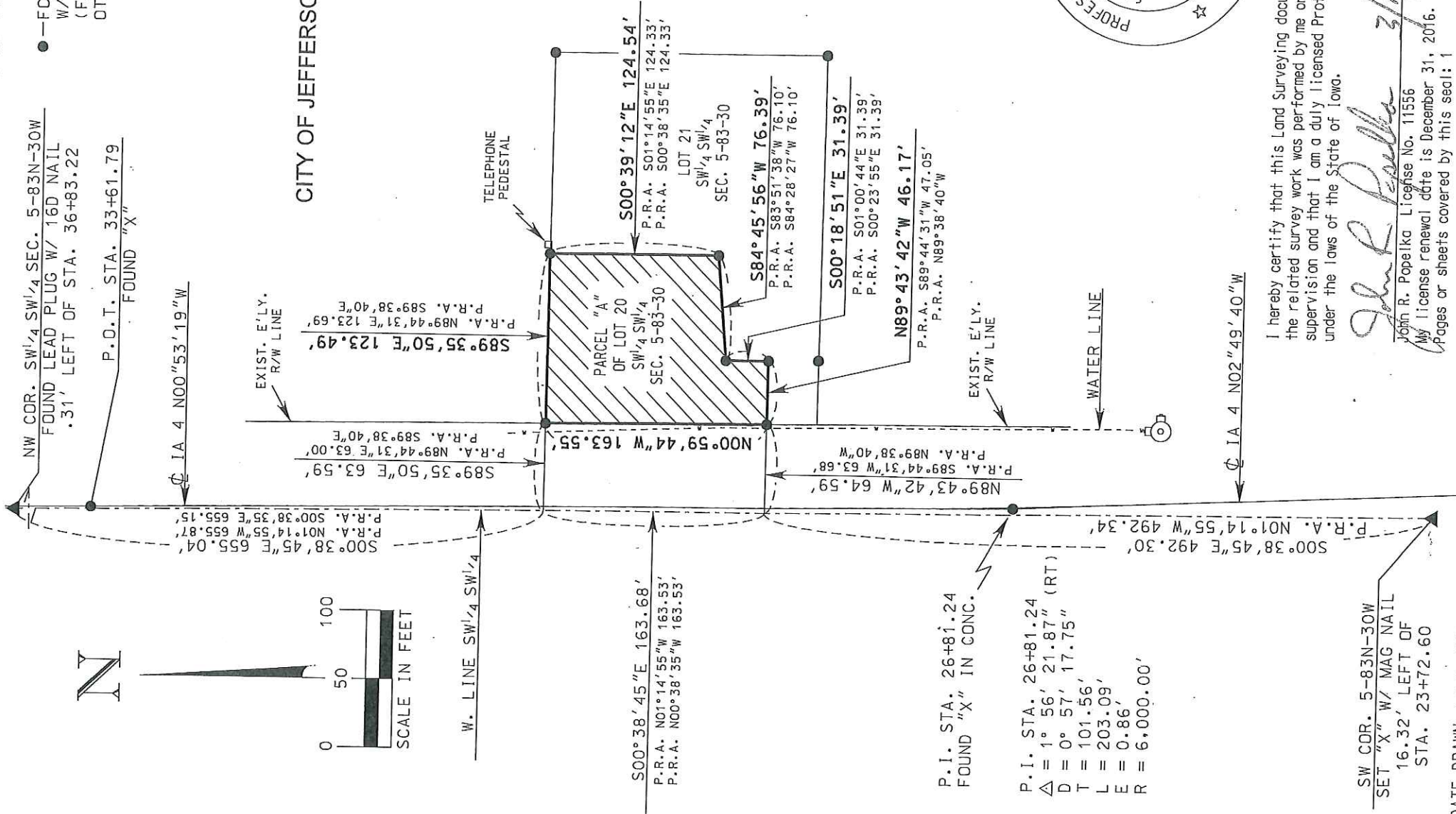
COUNTY GREENE STATE CONTROL NO. 37-0500
 PROJECT NO. STPN-4-2(42)--2J-37 PARCEL NO. 11B
 SECTION 5 TOWNSHIP 83N RANGE 30W
 ROW - FEE AC, EASE AC, EXCESS - FEE 17,423 SQ. FT. 0.40 AC
 ACQUIRED FROM JOE WANNINGER (A.K.A. JOE WANNINGER III) AND JILL WANNINGER;
JERRY'S AUTO & MORE

SOLD TO:

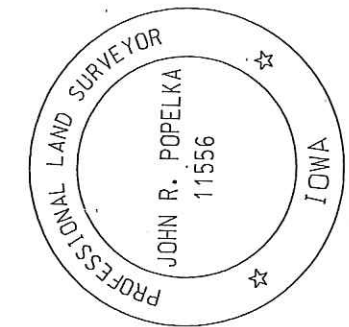
COUNTY AUDITOR PARCEL DESIGNATION "A"

P.R.A.—PREVIOUSLY RECORDED AS

- FOUND 5/8" RE-ROD W/ YELLOW CAP #6806 (FLUSH) UNLESS OTHERWISE NOTED



CITY OF JEFFERSON, IOWA



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.

John R. Popelka 3/10/2015
 John R. Popelka License No. 11556
 My license renewal date is December 31, 2016.
 Dated
 Pages or sheets covered by this seal: 1

SW COR. 5-83N-30W
 SET "X" W/ MAG NAIL
 16.32' LEFT OF
 STA. 23+72.60

DATE DRAWN A.F.H. FEB. 23, 2015