

Document 2014 2755

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BARBARA L. NUSS, RECORDER
HARDIN COUNTY IOWA

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Official Form No. 101 - August 2013

Lynn J. Wiese

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

Return To: Michael S. Vervaecke, Heiny Law Firm, P.L.C., 11 Fourth Street NE, P.O. Box 1567, Mason City, IA 50402-1567

Preparer: Lynn J. Wiese, P.O. Box 634, Iowa Falls, IA 50126, Phone: (641) 648-4261

Taxpayer: Richland Investments, L.L.C., 1913 South Shore Drive, Clear Lake, IA 50428



WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration,
Annette Ioerger n/k/a Annette M. Sweeney a/k/a Annette Sweeney and David B. Sweeney, wife and
husband do hereby
Convey to Richland Investments, L.L.C., an Iowa limited liability company

the
following described real estate in Hardin County, Iowa:
PARCEL "A" LOCATED IN THE NORTHWEST FRACTIONAL QUARTER (NW FRL. ¼) OF
SECTION THIRTY (30), TOWNSHIP EIGHTY-EIGHT (88) NORTH OF RANGE TWENTY-TWO
(22), WEST OF THE FIFTH P.M., HARDIN COUNTY, IOWA, AS DESCRIBED AND DEPICTED
IN PLAT OF SURVEY DATED MAY 22, 2014, AND FILED MAY 23, 2014, AS DOCUMENT NO.
2014-1103 IN THE OFFICE OF THE HARDIN COUNTY, IOWA RECORDER.

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. 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: 11-7-14

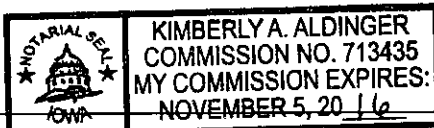
Annette Ioerger n/k/a Annette M. Sweeney (Grantor)

David B. Sweeney (Grantor)

Sweeney a/k/a Annette Sweeney
STATE OF IOWA, COUNTY OF HARDIN

This record was acknowledged before me this 7 day of November, 2014, by Annette
Ioerger n/k/a Annette M. Sweeney a/k/a Annette Sweeney and David B. Sweeney, wife and husband

Signature of Notary Public



(This form of acknowledgment for individual grantor(s) only)

BARBARA L. NUSS, RECORDER
HARDIN COUNTY IOWA**REAL ESTATE TRANSFER - GROUNDWATER HAZARD STATEMENT
TO BE COMPLETED BY TRANSFEROR****TRANSFEROR:**Name Annette Ioerger n/k/a Annette M. Sweeney a/k/a Annette SweeneyAddress 21547 Hwy. S27, Alden, IA 50006

Number and Street or RR

City, Town or P.O.

State

Zip

TRANSFeree:Name Richland Investments, L.L.C., an Iowa limited liability companyAddress 1913 South Shore Drive, Clear Lake, IA 50428

Number and Street or RR

City, Town or P.O.

State

Zip

Address of Property Transferred:

N/A

Number and Street or RR

City, Town or P.O.

State

Zip

Legal Description of Property: (Attach if necessary) PARCEL "A" LOCATED IN THE NORTHWEST FRACTIONAL QUARTER (NW FRL. ¼) OF SECTION THIRTY (30), TOWNSHIP EIGHTY-EIGHT (88) NORTH OF RANGE TWENTY-TWO (22), WEST OF THE FIFTH P.M., HARDIN COUNTY, IOWA, AS DESCRIBED AND DEPICTED IN PLAT OF SURVEY DATED MAY 22, 2014, AND FILED MAY 23, 2014, AS DOCUMENT NO. 2014-1103 IN THE OFFICE OF THE HARDIN COUNTY, IOWA RECORDER.

1. Wells (check one)☐ There are no known wells situated on this property.☒ There is a well or wells situated on this property. The type(s), location(s) and legal status are stated below or set forth on an attached separate sheet, as necessary.**2. Solid Waste Disposal (check one)**☒ There is no known solid waste disposal site on this property.☐ There is a solid waste disposal site on this property and information related thereto is provided in Attachment #1, attached to this document.**3. Hazardous Wastes (check one)**☒ There is no known hazardous waste on this property.☐ There is hazardous waste on this property and information related thereto is provided in Attachment #1, attached to this document.**4. Underground Storage Tanks (check one)**☒ There are no known underground storage tanks on this property. (Note exclusions such as small farm and residential motor fuel tanks, most heating oil tanks, cisterns and septic tanks, in instructions.)☐ There is an underground storage tank on this property. The type(s), size(s) and any known substance(s) contained are listed below or on an attached separate sheet, as necessary.

5. Private Burial Site (check one)

- ☒ There are no known private burial sites on this property.
☐ There is a private burial site on this property. The location(s) of the site(s) and known identifying information of the decedent(s) is stated below or on an attached separate sheet, as necessary.

6. Private Sewage Disposal System (check one)

- ☐ All buildings on this property are served by a public or semi-public sewage disposal system.
☒ This transaction does not involve the transfer of any building which has or is required by law to have a sewage disposal system.
☐ There is a building served by private sewage disposal system on this property or a building without any lawful sewage disposal system. A certified inspector's report is attached which documents the condition of the private sewage disposal system and whether any modifications are required to conform to standards adopted by the Department of Natural Resources. A certified inspection report must be accompanied by this form when recording.
☐ There is a building served by private sewage disposal system on this property. Weather or other temporary physical conditions prevent the certified inspection of the private sewage disposal system from being conducted. The buyer has executed a binding acknowledgment with the county board of health to conduct a certified inspection of the private sewage disposal system at the earliest practicable time and to be responsible for any required modifications to the private sewage disposal system as identified by the certified inspection. A copy of the binding acknowledgment is attached to this form.
☐ There is a building served by private sewage disposal system on this property. The buyer has executed a binding acknowledgment with the county board of health to install a new private sewage disposal system on this property within an agreed upon time period. A copy of the binding acknowledgment is provided with this form.
☐ There is a building served by private sewage disposal system on this property. The building to which the sewage disposal system is connected will be demolished without being occupied. The buyer has executed a binding acknowledgment with the county board of health to demolish the building within an agreed upon time period. A copy of the binding acknowledgment is provided with this form. [Exemption #9]
☐ This property is exempt from the private sewage disposal inspection requirements pursuant to the following exemption [Note: for exemption #9 use prior check box]: _____
☐ The private sewage disposal system has been installed within the past two years pursuant to permit number _____.

Information required by statements checked above should be provided here or on separate sheets attached hereto:

There is a deep, active, fresh water well located 200 feet Northwest of the building.

**I HEREBY DECLARE THAT I HAVE REVIEWED THE INSTRUCTIONS FOR THIS FORM
AND THAT THE INFORMATION STATED ABOVE IS TRUE AND CORRECT.**

Signature: _____

(Transferor or Agent)

Telephone No.: (515) 855-4340

FILE WITH RECORDER

GWH 2014-2755
DNR form 542-0960 (July 18, 2012) pg. 2