

LAND TRANSFERS

General Warranty Deed

-Melissa Avila-Pierce, a single person, conveys and warrants to Jesse McMillan, all interest in the following described real estate in the County of Mitchell and the State of Kansas, to-wit:

Lots 1 and 2, Block 15, City of Simpson, Mitchell County, Kansas

Lots 5, 6, 7, and 8, Block 15, City of Simpson, Mitchell County, Kansas

Lots 5, 6, 7, and 8, Block 14, City of Simpson, Mitchell County, Kansas

Except easements and restrictions of record, for the sum of \$1.00 and other good and valuable considerations. Dated May 23, 2025.

Kansas Warranty Deed

-Grantor Coralee A Budke, a single person, conveys and warrants to Grantees Norbert J Budke and Janet M Budke, husband and wife, as Joint Tenants and not as tenants in common, with full rights of survivorship, the whole estate to vest in the survivor in the event of the death of either, all of the following described real estate in Mitchell County, Kansas:

Lot 5, Block 40, W Beloit Addition, City of Beloit, Mitchell County, Kansas

For the sum of \$1.00 and other good and valuable considerations except and subject to: easements, restrictions, covenants, and reservations of record, if any. Dated May 27, 2025.

-Grantor Janelle M Gasper, a single person, conveys and warrants to Grantees Darrel L Cheney and Bonnie L Cheney, husband and wife, as Joint Tenants and not as tenants in common, with full rights of survivorship, the whole estate to vest in the survivor in the event of the death of either, all of the following described real estate in Mitchell County, Kansas:

Lot 8, Block 17, Original City of Beloit, Mitchell County, Kansas, for the sum of \$1.00 and other good and valuable considerations except and subject to: easements, restrictions, covenants, and reservations of record, if any. Dated May 28, 2025.

-Grantors Gregory P Renter and Cheryl I Renter, husband and wife, convey and warrant to Grantee Gregory Thiessen aka Greg Thiessen, a single person, all of the following described real estate in Mitchell County, Kansas:

A tract of land in the NE ¼ of Section 12, Township 7 S, Range 7 W of the 6th P.M., Mitchell County, Kansas, containing 41.8 acres, more or less, inclusive of 0.6 acres of road right-of-way, for the sum of \$1.00 and other good and valuable considerations except and subject to: easements, restrictions, covenants, and reservations of record, if any. Dated August 8, 2019.

-Grantor Sylvia A Budke, a single person, conveys and warrants to Grantees Lowell Smith, Jr. and Elizabeth Smith, husband and wife, as Joint Tenants and not as tenants in common, with full rights of survivorship, the whole estate to vest in the survivor in the event of the death of either, all of the following described real estate in Mitchell County, Kansas:

All of Lot 2, except the N 5 ft and the S 18 ft thereof, Block 5, Sunny Slope Addition, City of Beloit, Mitchell County, Kansas, for the sum of \$1.00 and other good and valuable considerations except and subject to: easements, restrictions, covenants, and reservations of record, if any. Dated May 30, 2025.

-Grantor MGZ Enterprises, LLC, a Kansas Limited Liability Company, conveys and warrants to Grantees Paul Taylor and Samantha Taylor, husband and wife, as Joint Tenants and not as tenants in common, with full rights of survivorship, the whole estate to vest in the survivor in the event of the death of either, all of the following described real estate in Mitchell County, Kansas:

Lots 11 and 12, Block 69, Original Townsite of Beloit, Mitchell County, Kansas, for the sum of \$1.00 and other good and valuable considerations except and subject to: easements, restrictions, covenants, and reservations of record, if any. Dated May 30, 2025.

Corrective Kansas Warranty Deed

-On this 21st day of May, 2025, Grantors Christie A Jones and Kim R Jones, husband and wife, convey and warrant to Grantee Elizabeth Witt, a single woman, all of the following described real estate in Mitchell County, Kansas:

Commencing 494 ft W and 402 ½ ft S of the NE corner of the SE ¼ of Section 8, Township 7 S, Range 7 W of the 6th P.M.; thence E about 75 ft to a point 418 ft W of the E line of said Section 8; thence S 150 ft; thence W about 75 ft to a point directly S of the place of beginning; thence N to the place of beginning, and being situated on the S side of W Court St, City of Beloit, Mitchell County, Kansas; and

The E 75 ft of a tract commencing 556 ft W and 552 ½ ft S of the NE corner of the SE ¼ of Section 8, Township 7 S, Range 7 W of the 6th P.M., Mitchell County, Kansas; thence E about 137 ft to a point 418 ft W of the E line of Section 8; thence S to the N line of the Missouri Pacific Railroad right-of-way; thence NW along said N line of said right-of-way to a point due S of the point of beginning; thence N to the point of beginning, all in the City of Beloit, Mitchell County, Kansas; and

The W 62 ft of a tract commencing 556 ft W and 522 ½ ft S of the NE corner of the SE ¼ of Section 8, Township 7 S, Range 7 W of the 6th P.M., Mitchell County, Kansas; thence E about 137 ft to a point 418 ft W of the E line of Section 8; thence S to the N line of the Missouri Pacific Railroad right-of-way to a point due S of the point of beginning; thence N to the point of beginning all in the City of Beloit, Mitchell County, Kansas; and

A tract of land commencing 556 ft W and 402 ½ ft S of the NE corner of the SE ¼ of Section 8, Township 7 W of the 6th P.M.; thence E 62 ft; thence S 150 ft; thence W 62 ft to a point due S of place of beginning; thence N 150 ft to place of beginning, and being situated on the S side of W Court St, City of Beloit, Kansas.

For the sum of \$1.00 and other good and valuable consideration. Subject to: easements, rights-of-way, restrictions of record, highways, streets and roadways, and all visible easements.

Previously conveyed under Kansas Warrant Deed recorded in Deeds book 139 and filed January 28, 2022, in the Register of Deeds Office, Mitchell County, Kansas.

Quit Claim Deed

-Skyler M Wise and Michelle R Wise, husband and wife, quit claims to M&N Investments, LLC, all right, title, and interest in the following described real estate in the County of Mitchell and the State of Kansas, to-wit:

All of Block 49, 4th Ward, City of Cawker City, Mitchell County, Kansas, subject to reservations rights of way and easements of record, if any. For \$1.00 and other valuable consideration. Dated May 28, 2025.

-Melinda M Brummer, a single person, quitclaims to Kenneth J Brummer, all the following described real estate in the County of Mitchell and the State of Kansas, to-wit:

Tract 1a: A tract of land in the SW ¼ of Section 25, Township 9 S, Range 10, W of the 6th P.M., containing 0.2 acres, more or less; and

1b: A tract of land in the original townsite of Hunter, sometimes referred to as Gaylord's Tract, containing 0.83 acres, more or less; and

Tract 2: A tract of land in the SW ¼ of Section 25, Township 9 S, Range 10 W of the 6th P.M., containing 2.9 acres, more or less, exclusive of road right of way; and

Tract 3: A parcel of land located in Block 16, Original Town of Hunter, and the SW ¼ of Section 25, Township 9 S, Range 10 W of the 6th P.M., containing 1.16 acres, more or less, subject to easements, reservations, and restrictions of record;

For the sum of none. Except and subject to: as shown of record. Dated April 9, 2025.

-This indenture, made this 8th day of May, 2025, between Austin Peterson and Cassadie Peterson, husband and wife, to Kris E Baird and Nancy Baird, husband and wife, as Joint Tenants with the right of survivorship and not as tenants in common the following described interest in Mitchell County, State of Kansas:

Lot 19 and 20, Block 8, Gaylords Addition, City of Hunter, Mitchell County, Kansas

For the sum of \$10.00 and other good and valuable consideration.

-This indenture, made this 17th day of April, 2025, between Jerid Dusek and Andrea Dusek, husband and wife, to Kris E Baird and Nancy Baird, husband and wife, as Joint Tenants with the right of survivorship and not as tenants in common, the following described interest in Mitchell County, State of Kansas:

Lots 19 and 20, Block 8, Gaylords Addition, City of Hunter, Mitchell County, Kansas

For the sum of \$10.00 and other good and valuable consideration.

Corrective Kansas Quitclaim Deed

-On this 25th day of May, 2025, Grantors Joseph A Sahlfeld and Shirley A Sahlfeld, husband and wife, quitclaim to Grantees Christie A Jones, aka Chris A Jones, and Kim R Jones, all of the following described real estate in Mitchell County, Kansas:

The W 62 ft of a tract commencing 556 ft W and 522 ½ ft S of the NE corner of the SE ¼ of Section 8, Township 7 S, Range 7 W of the 6th P.M., Mitchell County, Kansas; thence E about 137 ft to a point 418 ft W of the E line of Section 8; thence S to the N line of the Missouri Pacific Railroad right-of-way; thence NW along said N line of said right-of-way to a point S of the point of beginning; thence N to the point of beginning all in the City of Beloit, Mitchell County, Kansas.

Previously conveyed under Quitclaim Deed recorded in Deeds book 124, filed September 8, 2009, in the Register of Deeds Office, Mitchell County, Kansas

For the sum of \$1.00 and other good and valuable consideration. Subject to: easements, rights-of-way, restrictions of record, highways, streets and roadways, and all visible easements.

Corrected Sheriff's Deed

-Whereas, on the 6th day of September, 2012, in the District Court of Mitchell County, Kansas, in an action entitled Board of County Commissioners of the County of Mitchell, State of Kansas, Plaintiff v Randal Alexander, et al, Defendants, the Plaintiff recovered judgment against Defendants for the foreclosure of its tax liens and costs in the amount of \$90.00 for each such piece, parcel, or tract; and

Whereas, in said action, it was further ordered that in the event Defendants should fail within 15 days from that date to pay to Plaintiff the judgment referred to above, together with the interest thereon and court costs, that an Order of Sale should issue from the Clerk of the District Court of Mitchell County, Kansas, directed to the Sheriff of Mitchell County, Kansas, commanding him to advertise and sell, according to law, the real estate described hereinafter and to apply the proceeds as follows:

First: in payment of the taxable court costs of this action and the costs of said sale;

Second: In payment of the judgment entered herein in favor of the Plaintiff with interest thereon;

Third: The balance, if any, be paid to the Clerk of the District Court to await the further order of this court; and

Whereas, by reason of the fact that the Defendants did not pay the judgment to Plaintiff within the 15 day period an Order of Sale was issued by the Clerk of the District Court of Mitchell County, Kansas, directed to the Sheriff of said County, reciting the judgment and commanding the Sheriff to advertise and sell, according to law, the real estate described hereinafter; and

Whereas, on the 6th day of December, 2012, the Sheriff, after giving due and legal notice of the time and place of the sale, by advertisement, according to law, sold at the W front door of the Mitchell County Courthouse, Beloit, Kansas, the real estate described hereinafter to David A Wilcox and Janet R Wilcox Revocable Trust dated January 30, 2009, for the total sum of \$255.00. This bid was the best bid-made at the Sheriff's Sale on December 6, 2012; and

Whereas, thereafter, according to law, the Sheriff filed a return showing the proceedings of the Sheriff in making the sale and on the 7th day of January, 2013, the District Court of Mitchell County, Kansas, having examined the proceedings of the Sheriff in making the same, and being satisfied that the same were regular and in conformity with the law and equity, ordered that the proceedings and sale be and the same were, in all respects, confirmed, and the Clerk of this Court was directed and did make an entry in the journal of this Court finding that the same had in all respects been made in conformity to law and equity; and

Now therefore, Anthony Perez, the duly elected, qualified, and acting Sheriff of the County of Mitchell

and the State of Kansas, in consideration of the premises and by virtue of the authority in me vested by law, do hereby give, grant, sell, and convey unto David A Wilcox and Janet R Wilcox Revocable Trust dated January 30, 2009, its successors and assigns forever, the lands and tenements sold as aforesaid and described as follows:

The S 75 ft of the E 16 ft of a tract beginning at a point 138.8 ft E of the point where the N line of Clinton St in Elliott's Addition to the City of Beloit intersects the W line of the NE ¼ of the SE ¼ of Section 9, Township 7 S, Range 7 W of the 6th P.M.; thence E along the N line of said Clinton ST extended E, 50 ft; thence N 142 ½ ft to a point on the S line of the Alley running E and W through Block 7 of said Addition to Beloit, extended E 191.44 ft E of the point where said S line of said Alley intersects the W line of a 40 acres of land above-described; thence W along said S line of said alley extended E, 50 ft; thence S 142 ½ ft to the place of beginning, Mitchell County, Kansas, commonly known as Lot 5, Block 6, Baldwin Tract, Beloit, all lying and being in Mitchell County, Kansas. In witness whereof, the Sheriff of Mitchell County, Kansas, has hereunto set my hand this 22 day of May, 2025.

Transfer on Death Deed

-Owners Jerry A Blass and Norma L Blass, as husband and wife, transfer on the death of the survivor to Charles Ray Blass as Grantee Beneficiary, the following described interest in real estate located in Mitchell County, Kansas;

The E 47 ½ ft of Lot 4, Block 54, City of Beloit, Mitchell County, Kansas, except a tract in the N 25 ft of the E 47 ½ ft of lot 4, Block 54, City of Beloit, Mitchell County, Kansas, subject to all reservations, restrictions, easements, and rights-of-way of record and all other visible easements.

This Transfer on Death Deed is revocable. It does not transfer any ownership until the death of the Owners. It revokes all prior beneficiary designations by these Owners for this interest in real estate. Dated this 30th day of May, 2025.

Trustee's Warranty Deed

-This indenture, made this 23rd day of May, 2025, between David A Wilcox and Janet R Wilcox, Trustees of the David A Wilcox and Janet R Wilcox Revocable Trust dated January 30, 2009 as Grantors and Kelly W Griffeth and Teresa C Griffeth, husband and wife, as Joint Tenants and not as tenants in common, with full rights of survivorship, the whole estate to vest in the survivor in the event of the death of either, as Grantees;

Witnesseth, that said Grantors, in consideration of the sum of \$1.00 and other valuable considerations, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell, warrant, and convey unto said Grantees, all of the following described real estate, situated in Mitchell County, KS, to-wit:

Tract 1: Lot 5, Block 6 of the Baldwin Tract, except the S 75 ft thereof in Beloit, Kansas; also

A tract of land beginning 75 ft N of the N line of the intersection of Clinton St., City of Beloit, Kansas, extended E with the E line of the Baldwin Tract or Addition to the City of Beloit, Kansas; thence E parallel with the N line of Clinton St. 16 ft; thence N parallel with the E line of said Baldwin Tract to the S line of the tract conveyed to the City of Beloit, Kansas, for an alley; thence W 16 ft; thence S parallel with and along said E line of said Baldwin Tract to place of beginning; and

The S 75 ft of Lot 5, Block 6 of the Baldwin Tract, all in the City of Beloit, Mitchell County, Kansas; and

The S 75 ft of the E 16 ft of a tract described as beginning at a point 138.8 ft E of the point where the N line of Clinton St, Elliott's Addition, City of Beloit, intersects the W line of the NE ¼ of the SE ¼ of Section 9, Township 7 S, Range 7 W of the 6th P.M.; thence E along the N line of said Clinton St extended E, 50 ft; thence N 142 ½ ft to a point on the S line of the alley running E and W through Block 7 of said addition to Beloit, extended E, 191.44 ft E of the point where said S line of said alley intersects the W line of 40 acres of land above described; thence W along said S line of said alley extended E, 50 ft; thence S 172 ½ ft to the place of beginning, Mitchell County, Kansas.

Tract 2: Lot 6, Block 6, Baldwin's Addition, Town of Beloit, Mitchell County, Kansas

To have and to hold the same, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, forever. And said Grantors, for themselves, their successors, and assigns, do hereby covenants, promise, and agree to and with said Grantees, that the undersigned are the duly appointed and acting Trustees under the terms of the David A Wilcox and Janet R Wilcox Revocable Trust dated January 30, 2009, which Trust Agreement remains in full force and effect and has not been otherwise amended or revoked; and that the terms of such Trust Agreement authorized and empower said Trustees to sell and convey any real estate in the said Trust. In witness whereof, Grantors have hereunto caused this deed to be signed the day and year first above written.

Warranty Deed

-Kevin E Steward, also known as Kevin Steward, and Wendy Steward, his wife, convey and warrant to Terry J Heller and Ann M Heller, as Trustees of the Terry J Heller Trust No. 1, dated August 1, 2007, and their successors, and undivided ½ interest; and Ann M Heller and Terry J Heller, as Trustees of the Ann M Heller Trust No. 1, dated August 1, 2007, and their successors, and undivided ½ interest; in and to all of the following described real estate, to-wit:

An undivided ¼ interest in and to the NE ¼ of Section 29 and the S ½ of the SE ¼ of Section 32, Township 9 S, Range 9 W of the 6th P.M., Mitchell County, Kansas; for the sum of \$1.00 and other valuable considerations, together with all its appurtenances and warrant the title to the same, subject to all prior mineral reservations, oil and gas leases, rights-of-way, easements, and protective covenants of record, if any. Dated this 16th day of May, 2016.

-The Board of County Commissioners of Mitchell County, Kansas, does hereby convey and warrant to AGCO Corporation, all of its right, title, and interest in and to the real estate described as:

A tract of land in the SE ¼ of Section 10, Township 7 S, Range 7 W of the 6th P.M., Mitchell County, Kansas, containing 25.2 acres, more or less, except and subject to: easements, rights-of-way, and other encumbrances of record. Dated this 2nd day of June, 2025.