

LAND TRANSFERS

General Warranty Deed

-Marcia A File, a single person, conveys and warrants to Trustees of the Daniel J File Trust dated July 7, 2016, all interest in the following described real estate in the County of Mitchell and the State of Kansas, to-wit:

The E 10 acres of the SE ¼ of the NE ¼ of Section 11, Township 8 S, Range 6 W of the 6th P.M., Mitchell County, Kansas, and

The NW ¼ of Section 12, Township 8 S, Range 6 W of the 6th P.M., Mitchell County, Kansas, except a tract of land situated in the NW ¼ of Section 12, Township 8 S, Range 6 W of the 6th P.M., Mitchell County, Kansas, containing 0.32 acres, more or less,

Except easements and restrictions of record. Dated June 20, 2025.

Revocation of Transfer on Death Deed

-I, Cinthia L Moritz, a single person, as Owner, hereby revokes the Transfer on Death Deed dated March 29, 2024, and filed April 2, 2024, in the office of the Register of Deeds, Mitchell County, Kansas, covering the following described property, to-wit:

Lots 3 and 4 and N ½ of 5, Block 38, 2nd Ward, City of Cawker City, Mitchell County, Kansas. Dated July 18, 2025.

-I, Rita E Moritz, a single person, as Owner, hereby revokes the Transfer on Death Deed dated March 29, 2024 and filed April 2, 2024, in the office of the Register of Deeds, Mitchell County, Kansas, covering the following described property, to-wit:

All of Lots 1 and 2, Block 38, 2nd Ward, City of Cawker City, Mitchell County, Kansas. Dated July 18, 2025.

Transfer on Death Deed

-Owners Roger W Emerson and Ruth J Emerson, husband and wife, transfer on the death of the survivor of the owners to Roger W Emerson and Ruth J Emerson, Trustees, and their successors in Trust, of The Roger W Emerson and Ruth J Emerson Trust dated July 14, 2025, all of our interest in the following described real estate in Mitchell County, Kansas:

All of Lots 1 and 2, Block 10, E Beloit, City of Beloit, Mitchell County, Kansas, according to the recorded plat thereof subject to easements, and restrictions of record; and

Lots 3, 4, and 5, Block 10, E Beloit, City of Beloit, Mitchell County, Kansas.

Subject to all reservations, restrictions, easements, and rights-of-way of record and all other visible easements, except and subject to:

This Transfer on Death Deed is revocable. It does not transfer any ownership until the deaths of both owners. It revokes all prior beneficiary designations by the Owners for this interest in real estate. Dated July 14, 2025.

-Owner Valissa P Zachary, a single person, transfers on the death of Owner to Valissa P Zachary, Trustee, and her successors in Trust, of The Valissa P Zachary Trust dated July 9, 2025, all undivided interest in and to the following described real estate in Mitchell County, Kansas:

The W 65 ft of Lot 3, Atwood Addition, City of Beloit, Mitchell County, Kansas;

Lot 2 and E 10 ft of Lot 3, Atwood Addition, City of Beloit, Mitchell County, Kansas;

A tract in the City of Beloit, Mitchell County, Kansas, commencing at the intersection of the E boundary of Chestnut St in said city with the S boundary of Main St. in said city, and running thence E on the S boundary of said Main St. a distance of 367.3 ft to the NW corner of Block 1, original townsite of Beloit; thence S on the W boundary of said Block 1 a distance of 226.6 ft to the N boundary of Court St in Beloit; thence W of the N boundary of said Court St a distance of 367.3 ft to the E boundary of Chestnut St; thence N on the E boundary of Chestnut St a distance of 226.6 ft to the place of beginning, except the E 153 ft thereof;

All of Lots 7 and 8 and the E 49 ½ ft of the S 10.86 ft of Lot 9 all in Block 21, City of Beloit, Mitchell County, Kansas

Except and subject to any easements and restrictions of record. This Transfer on Death Deed is revocable. It does not transfer any ownership until the death of the owner. It revokes all prior beneficiary designations by the Owner for this interest in real estate. Dated July 9, 2025.

-Owners Patrick L Corpstein and Rolenda J Corpstein, husband and wife, transfer on the death of the survivor of the Owners to Patrick L Corpstein and Rolenda J Corpstein, Trustees, and their successors in trust, of The Patrick L Corpstein and Rolenda J Corpstein Trust dated June 16, 2025, all of our interest in the following described real estate in Mitchell County, Kansas:

The NW ¼ of Section 31, Township 8 S, Range 9 W of the 6th P.M., Mitchell County, Kansas and a parcel of land in the SW ¼ of Section 31, Township 8 S, Range 9 W of the 6th P.M., Mitchell County, Kansas, containing 45.4 acres.

The S ½ of the NE ¼ and the NW ¼ of the NE ¼ of Section 28, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas, less a tract of land in the NE ¼ of Section 28, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas, containing 4.0 acres, more or less.

The NE ¼ of the NE ¼ of Section 28, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas

The E ½ of the NW ¼ of Section 28 and the NE ¼ of the SW ¼ of Section 28, and the NW ¼ of the SE ¼ of Section 28, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas

The W ½ of the NW ¼ of Section 28, and the E ½ of the NE ¼ of Section 29, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas, less a tract of land in the NW ¼ of Section 28, and the NE ¼ of Section 29, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas, containing 16.2 acres, inclusive of road right of way.

The NW ¼ of the SE ¼ of Section 33, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas, and the S ½ of the NE ¼ of Section 33, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas

The SW ¼ of the NW ¼ of Section 34, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas, consisting of 40 acres.

The E ½ of the NW ¼, the E ½ of the SW ¼, the SE ¼ and the W ½ of the SW ¼ and the S ½ of the NE ¼ of Section 3, Township 9 S, Range 10 W of the 6th P.M., Mitchell County, Kansas

The E ½ of the SE ¼ of Section 4, Township 9 S, Range 10 W of the 6th P.M., Mitchell County, Kansas

Subject to all reservations, restrictions, easements, and rights-of-way of record and all other visible easements. Except and subject to: This Transfer on Death Deed is revocable. It does not transfer any ownership until the deaths of both owners. It revokes all prior beneficiary designations by the Owners for this interest in real estate. Dated June 16, 2025.

-Patricia L Downing, a single person, as Owner, transfers on the death of the Owner to Patricia L Downing, Trustee, and her successors in trust, of The Patricia L Downing Trust dated July 16, 2025, all undivided interest in and to the following described real estate in Mitchell County, Kansas:

The E ½ of the SE ¼ of Section 33, Township 6 S, Range 7 W of the 6th P.M., Mitchell County, Kansas; and

The W ½ of the SE ¼ of Section 33, Township 6 S, Range 7 W of the 6th P.M., except a tract of land commencing at the SW corner of the SE ¼ of Section 33, Township 6 S, Range 7 W of the 6th P.M.; thence running N on the ½ section line 627 ft; thence E 1045 ft; thence S 627 ft; thence W to the place of beginning, except and subject to any easements and restrictions of record.

This Transfer on Death Deed is revocable. It does not transfer any ownership until the death of the owner. It revokes all prior beneficiary designations by the Owner for this interest in real estate. Dated July 16, 2025.

-Owners Daniel R Brown and Janine B Brown, husband and wife, transfer on death to Grantee Beneficiaries Danielle R Niederwerder and Stephanie N Pauly all of the following described real estate in Mitchell County, Kansas:

The S ½ of the NW ¼ of Section 5, Township 8, Range 7 W of the 6th P.M., Mitchell County, Kansas except a tract of land beginning at the NW corner of the S ½ of the NW ¼ of Section 5, Township 8, Range 7 W of the 6th P.M., thence E 42.6 Rods; thence S 37.5 Rods; thence W 42.6 Rods; thence N 37.5 Rods to the point of beginning; and

The E ½ of the NW ¼ of Section 8, Township 8 S, Range 7 W of the 6th P.M., Mitchell County, Kansas,

Except and subject to: all easements, restrictions, and reservations of record.

This Transfer on Death Deed is revocable. It does not transfer any ownership until the deaths of both owners who own the property as Joint Tenants with the right of survivorship and not as tenants in common. It revokes all prior beneficiary designations by the Owners for this interest in real estate. Dated July 7, 2025.

-Owner Cinthia L Moritz, a single person, transfers upon death to Grantee Beneficiary Rita E Moritz, all undivided interest in and to the following described real estate in the County of Mitchell and the State of Kansas, to-wit:

Lots 3 and 4 and N ½ of Lot 5, Block 38, 2nd Ward, City of Cawker City, 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 owner. It revokes all prior beneficiary designations by the Owner for this interest in real estate. Dated this 18th of July, 2025.

-Owner Rita E Moritz, a single person, transfers upon death to Grantee Beneficiary Cinthia L Moritz, all undivided interest in and to the following described real estate in the County of Mitchell and the State of Kansas, to-wit:

All of Lots 1, 2, Block 38, 2nd Ward, City of Cawker City, 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 owner. It revokes all prior beneficiary designations by the Owner for this interest in real estate. Dated this 18th day of July, 2025.

Corrective Trustees Deed

-Joseph P Brown, in his capacity as Trustee of The Eugene D Brown, Jr. Revocable Living Trust dated March 15, 2013, conveys and warrants to Daniel R Brown and Janine B Brown, husband and wife, as Joint Tenants with the right of survivorship and not as tenants in common all of Grantor's right, title, and interest in and to the following described real estate in Mitchell County, Kansas, to-wit:

This Deed is being recorded to correct the legal description of the first tract shown below:

The S ½ of the NW ¼ of Section 5, Township 8, Range 7 W of the 6th P.M., Mitchell County, Kansas, except a tract of land beginning at the NW corner of the S ½ of the NW ¼ of Section 5, Township 8, Range 7 W of the 6th P.M., thence E 42.6 Rods; thence S 37.5 Rods; thence W 42.6 Rods; thence N 37.5 Rods to the point of beginning; and

The E ½ of the NW ¼ of Section 8, Township 8 S, Range 7 W of the 6th P.M., Mitchell County, Kansas

Except and subject to all easements, restrictions, and reservations of record. And further subject to: Joseph P Brown's right to farm the property until March 1, 2035 pursuant to terms set out in the Eugene D Brown, Jr. Revocable Living Trust dated March 15, 2013.

Consideration: This conveyance is made for the

purpose of confirming, correcting, modifying, or supplementing a deed previously recorded, and without additional consideration. The Trustees covenant that the Trust remains in full force and effect at this time and that the Trustees have authorization, without limitation, to sell and convey all of the above described real estate. Dated July 7, 2025.

Trustees' Deed

-This indenture, made and entered into this 8th day of July, 2025, between Grantors Victor F Brummer and Elizabeth A Brummer, Trustees of the Victor F Brummer Trust No. 1 dated October 1, 1990, and Grantees Travis L Brummer and Brooke S Brummer, husband and wife, as Joint Tenants with rights of survivorship and not as tenants in common, witnesseth:

Whereas, Victor F Brummer established a Trust known as The Victor F Brummer Trust No. 1 pursuant to a Trust Agreement dated October 1, 1990, and a First Supplemental Trust Agreement dated November 1, 2009 wherein Victor F Brummer and Elizabeth A Brummer were designated and are currently the duly appointed, qualified, and acting Trustees thereof; and

Whereas, under the provisions of sub-paragraph b of Paragraph 11 of the Victor F Brummer Trust No 1, dated October 1, 1990, the Trustees of said Trust are authorized to sell, grant, transfer, and assign any real estate in said Trust Estate for such considerations and upon such terms as to credit or otherwise as the Trustees may determine:

Now therefore, in consideration of the sum of \$1.00 and other valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, and convey unto Grantee all of the interest of Grantor in and to the following described real estate to-wit:

The SW ¼ of Section 25, Township 8 S, Range 10 W of the 6th P.M., Mitchell County, Kansas;

Except and subject to all prior mineral reservations, oil and gas leases, rights-of-way, easements, and protective covenants of record, if any. The Grantor covenants that the Trust remains in full force and effect at this time, and that the Trustees have authorization, without limitation, to sell and convey said real estate.

To have and to hold the same, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining forever. In witness whereof the said Grantor has hereunto caused this Trustees' Deed to be executed on its behalf by its duly authorized Trustees on the day and year first above written.

-Grantors Marcia A File, Joe D File, and Robert Lampert, Trustees of the Daniel J File Trust dated July 7, 2016, acting pursuant to the powers granted under said Trust, Grantors do by these presents, grant, and convey unto Marcia A File, as Grantee, all right, title, and interest in the following described real estate in Mitchell County, Kansas:

The E ½ of the NW ¼ and the W ½ of the NE ¼ of Section 3, Township 7, Range 6 W of the 6th P.M., Mitchell County, Kansas, except any easements and restrictions of record.

To have and to hold the above-described premises, together with the appurtenances and hereditaments thereunto appertaining, and every part thereof unto the said Grantee as above stated. Grantors further warrant that said Trust is in full force and effect, has not been further amended or revoked, and this conveyance is within their authority as Trustees, with this deed executed on June 20, 2025.

COURT NEWS

Small Claims

Settled

-Beloit GMC LLC vs Travis Watson; Case Dismissed by Plaintiff without Prejudice.

-Farmway Credit Union vs Angela Catherine Hillman; Judgment in favor of the Plaintiff by agreement in the amount of \$2,814.04 plus interest.

Civil

Filed

-Anthony D Perez vs Nicholas Troy Wood, Kansas Department of Revenue, any person named on title and any Unnamed or Unknown Owner of a 2000 GMC Sierra 1500, and all other persons who are or may be concerned; Plaintiff seeks ownership of 2000 GMC Sierra 1500 that has remained in the impound lot for over a year.

-Delbert D Lake vs Shirley Hamilton Tincani, et al; Plaintiff seeks to be named the owner of the Real Property Lot 9, Block 2, Gaylord Addition, Hunter, KS; All of Blocks 32, 38, and 39, 1st Ward, City of Cawker City, all in Mitchell County, Kansas.

Criminal

Filed

-State of Kansas vs Emily Kaye Navis; Defendant is charged with 3 counts Driving while Under the Influence of Alcohol- 1st and 1 count Improper Driving on Laned Roadway.

-State of Kansas vs Nathan Mathew Eichelberger; Defendant is charged with 1 count Unlawful Possession of a Controlled Substance- Cocaine, 5 counts Possession of Drug Paraphernalia, 1 count Failure to Install Ignition Interlock Device, 1 count Driving while License Canceled/Suspended/Revoked, 1 count No Proof of Liability Insurance, and 1 count No Registration.

POLICE DEPT.

Beloit Police Department (BPD)

-On July 18 at approximately 8:43 pm, BPD arrested A.E. Yashiwa Turner, Kansas City, KS, for Driving without a Valid Driver's License and Illegal Tag.