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Document 2015 255 Type 03 001 Pages 2
Date 1/28/2015 Time 9:04:45AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$104.80
Rev Stamp# 34 DOV# 34

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 28th day
of January A.D. 2015
Carol K. Becker Auditor
By P. H. Debrand Deputy



WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Dan McClean, 401 First Avenue East, Dyersville, IA 52040, Phone: (563) 875-6002

Taxpayer Information: (Name and complete address)
WJ Kenneth J. Knipper, 2855 155th Street, Earlville, IA 52041

Return Document To: (Name and complete address)

Dan McClean, 401 First Avenue East, Dyersville, IA 52040, Phone: (563) 875-6002

Grantors:

Gregory A. Keegan
Peggy S. Keegan

Grantees:

Kenneth J. Knipper
Shirley M. Knipper

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED - JOINT TENANCY

For the consideration of Ten Dollar(s) and other valuable consideration,
Gregory A. Keegan and Peggy S. Keegan, husband and wife
Kenneth J. Knipper and Shirley M. Knipper, husband and wife do hereby Convey to

as
Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real
estate in Delaware County, Iowa:

Lot Two (2) of Hickory Hills Estates A Subdivision of Lot One (1) of the Northeast Quarter (NE1/4) of
the Northeast Quarter (NE1/4), Section Twenty-Five (25), Township Eighty-Nine North (T89N), Range
Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded
in Book 2000, Page 2407 and amended plat recorded in Book 2001, Page 1082.

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: 1/27/15

Gregory A. Keegan
Gregory A. Keegan (Grantor)

Peggy S. Keegan
Peggy S. Keegan (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Dubuque

This record was acknowledged before me this 27 day of Jan., 2015, by
Gregory A. Keegan and Peggy S. Keegan, husband and wife

Jo Ann K. Hawkins
Signature of Notary Public

