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Document 2015 329 Type 03 001 Pages 2
Date 2/06/2015 Time 8:53:18AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$63.20
Rev Stamp# 43

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 9th day
of February A D 2015
Cadot H. Becker Auditor
By P. Hillenbrand Deputy



SPECIAL WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form #105

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Brian J. Kane, 2100 Asbury Rd, Ste 2, Dubuque, IA 52001, Phone: (563) 582-7980

Taxpayer Information: (Name and complete address)

EW (X) Kenneth J. Helle and Rita M. Helle, 3253 172nd Street, Dyersville, IA 52040

Return Document To: (Name and complete address)

Kenneth J. Helle and Rita M. Helle, 3253 172nd Street, Dyersville, IA 52040

Grantors:

Donald F. Helle
Ardella M. Helle

Grantees:

Kenneth J. Helle
Rita M. Helle

Legal description: See Page 2

Document or instrument number of previously recorded documents:



SPECIAL WARRANTY DEED

R J H

For the consideration of ~~ten (\$10.00)~~ \$40,000.00 Dollar(s) and other
valuable consideration, Donald F. Helle and Ardella M. Helle, husband and wife,

do hereby Convey to Kenneth J. Helle and Rita M. Helle, husband and wife, as joint tenants with
the full right of survivorship,

the following described real estate in Delaware County, Iowa:

Lot Two (2) and Lot Three (3) of Helle Homestead a Subdivision in the NW 1/4 NW 1/4, NE 1/4 NW 1/4
and the NW 1/4 NE 1/4 all in Section 11 T89N R3W of the 5th P.M. Delaware County, Iowa, according to
plat recorded in Book 2014, Page 3082.

K J H.

Partial

This Special Warranty Deed is given in consummation of that certain Real Estate Contract-Installments
dated November 30, 2010, and recorded in the office of the Recorder of Delaware County on December 2,
2010, in Book 2010, Page 3871. Grantors warrant the title to the above described property as to all persons
whose claims arise prior to November 30, 2010, and against the claims of all persons claiming by, through
or under the undersigned subsequent to November 30, 2010.

Grantors do Hereby Covenant with Grantees and successors in interest to Warrant and
Defend the real estate against the lawful claims of all persons claiming by, through or under
them, 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: January 28th 2015

Donald F. Helle

Donald F. Helle

(Grantor)

(Grantor)

Ardella M. Helle

Ardella M. Helle

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Dubuque

This record was acknowledged before me this 28th day of January, 2015,
by Donald F. Helle and Ardella M. Helle, husband and wife

Jennifer L. Burlage
Signature of Notary Public



Jennifer L. Burlage
Commission Number 747775
My Commission Expires
July 09, 2016