

402
Title Services Corp
603 Commercial St
Waterloo IA 50701

Entered for taxation 6th day
of July A.D. 2018
By [Signature], Agent
By , Deputy
Parcel # 630-29-43-054-00


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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

SPECIAL WARRANTY DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 105
Recorder's Cover Sheet

Preparer Information:

Charles P. Augustine, BL000015141, Klatt Law Firm, P.C., 531 Commercial St., Ste 250, Waterloo, IA 50701. Phone: (319) 232-3304

Taxpayer Information:

Kathie Sauerbry, PO Box 161, Greeley, IA 52050

Return Document To:

Kathie Sauerbry, PO Box 161, Greeley, IA 52050

Grantors:

Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust A

Grantees:

Kathie Sauerbry

Legal Description: See Page 2

TSC#173365

SPECIAL WARRANTY DEED

For the consideration of One and no/100----- Dollar(s) and other valuable consideration, Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust A, does hereby Convey to Kathie Sauerbry, the following described real estate in Delaware County, Iowa:

The South One-Half of the West One-Half of Lot 23, Iowa Land Company's Addition to Manchester, Iowa, except the East 9 feet thereof, according to plat recorded in Book 4 LD, Page 484.

Subject to easements, restrictions, covenants, ordinances and limited access provisions of record.

Grantor does 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 it, except as may be above stated, and none other.

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: _____

By: _____

REO Manager

JUN 13 2018

as Scott Hazen

by Carrington Mortgage Services, LLC, as attorney in fact for Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust A

Scott Hazen

REO Manager

Carrington Mortgage Services, LLC, Attorney in Fact

STATE OF CALIFORNIA, COUNTY OF _____, ss:

This instrument was acknowledged before me on this _____ day of _____, 2018, by _____ as _____ by Carrington Mortgage Services, LLC, as attorney in fact for Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust A.

_____, Notary Public

See Attached

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Orange

On June 13, 2018 before me, Nancy E. Santillan - Notary Public
(insert name and title of the officer)

personally appeared Scott Hazen,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

