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Cadach P. Rocho Auditor
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Book 2018 Page 2071

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Rev Transfer Tax \$191.20
Rev Stamp# 292

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE WARRANTY DEED Recorder's Cover Sheet

Preparer Information:

Jane E. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information:

Steven & Kelly Schnieders, 6 Venetian Dr, Clear Lake, Iowa 50428

ENV
(X)

Return Address

Steven & Kelly Schnieders, 6 Venetian Dr, Clear Lake, Iowa 50428

Grantors:

Revocable Trust of William J. Britt dated February 12, 2016

Grantees:

Steven J. Schnieders and Kelly R. Schnieders

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

TRUSTEE WARRANTY DEED
(Inter Vivos Trust)

For the consideration of \$10.00 Dollar(s) and other valuable consideration, William J. Britt, Trustee of Revocable Trust of William J. Britt dated February 12, 2016 does hereby convey to Steven J. Schnieders and Kelly R. Schnieders as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Delaware County, Iowa:

Lot Five (5) and the West six (6.0) feet of Lot Four (4), Block Four (4), Toogood & Bethel's Subdivision of the North part of Lot I in the Iowa Land Company's Subdivision to the Town of Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 9; same being a part of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: July 20, 2018.

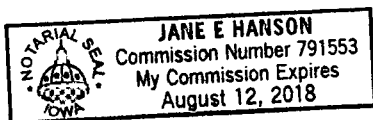


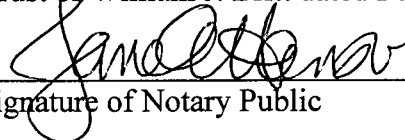
William J. Britt
As Trustee of the above-entitled trust

ACKNOWLEDGMENT FOR INDIVIDUAL TRUSTEE

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 20, 2018, by William J. Britt, as Trustee of the Revocable Trust of William J. Britt dated February 12, 2016.





Signature of Notary Public