

ENV.
Clemens, Walters, Condon, Runde & H.aff LLP
2080 South Park Court
Dubuque, IA 52003



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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Abigail M. Hillers, 801 Grand Ave Suite 3700, Des Moines, Iowa 50309, Telephone
(515) 246-5816

Taxpayer Information: (name and complete address)

Nick and Kristy Griffin, 1307 220th Ave, Greeley, IA 52050

Return Document To: (name and complete address)

Abigail M. Hillers, 801 Grand Ave Suite 3700, Des Moines, Iowa 50309

Grantors:

Patricia A. Guertin

Grantees:

Nick J. Griffin and Kristy Griffin, husband and wife, as Joint Tenants with Rights of
Survivorship and not as Tenants in Common

Legal Description: See Page 2

Document or instrument number of previously recorded documents: In the Office of
the Delaware County Recorder in Book 2007, at Page 3588.

WARRANTY DEED

For the consideration of Ten (10.00) Dollars and other valuable consideration, **Patricia A. Guertin**, a married individual (hereinafter Grantor) does hereby convey to **Nick J. Griffin and Kristy Griffin**, husband and wife, as Joint Tenants with Rights of Survivorship and not as Tenants in Common the following described real estate in Delaware County, Iowa:

See Addendum

Locally known as ^{21644 mmc} 21649-259th, Delhi, Iowa 52223

Grantor does hereby covenant with Grantee, and successor in interest, that Grantor holds the real estate by title in fee simple; that she 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. 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.

Patricia A. Guertin 12/13/18
Patricia A. Guertin Date

STATE OF IOWA

SS: Muscatine COUNTY

On this 13 day of ^{December mmc} ~~November~~, 2018 before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Patricia A. Guertin to me known to be the identical person named in and who executed the foregoing instrument, and acknowledges that it was executed the same as her voluntary act and deed.

Rex Guertin
Rex Guertin, Grantor's Spouse Date

Melissa McNally
Notary Public

STATE OF IOWA

SS: Muscatine COUNTY

On this 13 day of ^{December mmc} ~~November~~, 2018 before me, the undersigned, a Notary Public in and for said County and said State, personally appeared Rex Guertin to me known to be the identical person named in and who executed the foregoing instrument, and acknowledges that it was executed the same as his voluntary act and deed.



Melissa McNally
Notary Public

ADDENDUM

That part of the Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) of Section Twenty Four (24), Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M., described as commencing at a point on the East line of said Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) that is two thousand twelve and eight-tenths (2012.8) feet South of the Northeast corner of the Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4) of said Section Twenty Four (24), and running thence North 67° 06' West five hundred fifty one (551) feet to the point of beginning, thence North 19° 47' East ninety seven and seven-tenths (97.7) feet, thence North 59° 11' West forty one and sixty eight hundredths (41.68) feet, thence South 19° 47' West one hundred three and four-tenths (103.4) feet, thence South 67° 06' East forty one (41) feet to the point of beginning; also that part of the Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) of Section Twenty Four (24), Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M., described as commencing at a point on the East line of said Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) that is two thousand twelve and eight-tenths (2012.8) feet south of the Northeast corner of the Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4) of said Section Twenty Four (24), and running thence North 67° 06' West five hundred fifty one (551) feet, thence North 19° 47' East ninety seven and seven-tenths (97.7) feet to the point of beginning, thence North 59° 11' West forty one and sixty eight hundredths (41.68) feet, thence North 19° 47' East to the Southerly line of a platted roadway as shown on the plat of Camp-O-Delhi as recorded in Book 5 Plats, Page 78, thence along said Southerly line South 59° 37' East forty one and sixty five hundredths (41.65) feet, thence South 19° 47' West seventeen and eighty nine hundredths (17.89) feet to the point of beginning; also all lake frontage, running to the waterfront and then at right angles to the middle of Delhi Lake, in respect to and adjoining said premises.