

Recorded: 12/28/2018 at 3:16:32.0 PM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$435.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2018 PG: 3646

This instrument prepared by:
TIM ESTLUND, Tim A Estlund, 100 1st Ave NE, Ste 105, Cedar Rapids, IA 52401
Phone No.: (319)298-5605

Mail tax statements and return document to:
Christine N. Boge Revocable Trust Dated 7/12/2017, 4029 Pennsylvania Ave., Dubuque , IA 52002

WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **Cheryl L. Meader, a single person**, does hereby convey unto **Christine N. Boge Revocable Trust Dated 7/12/2017**, the following described real estate:

SEE ATTACHED LEGAL DESCRIPTION

Order No.: MES-82994/TB

SUBJECT TO ANY COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD

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

Cheryl L. Meader
Cheryl L. Meader

STATE OF Florida)
COUNTY OF Pinellas) SS:

This instrument was acknowledged before me on November 8th 2018 by Cheryl L. Meader, a single person.



Notary Public in and for said State



Miguel Gonzalez
My Commission Expires
November 13, 2020
Commission No. GG 46554

Lot Eighteen (18) and the Southwesterly one-half (SWly $\frac{1}{2}$) of Lot Seventeen-A (17A) of "Clair-View Acres at Delhi, Iowa" in Sections Twenty Three (23) and Twenty Six (26), Milo Township, Delaware County, Iowa, according to plat thereof recorded in Book 2 Plats, Page 200, also all lake frontage running to the middle of the Maquoketa River bed with regard to said Lot Eighteen (18) and also all that land lying Westerly and Northwesterly of the Southwesterly one-half (SWly $\frac{1}{2}$) of Lot Seventeen-A (17A) within the extensions of the Southwesterly and Northeasterly sides of said Southwesterly one-half (SWly $\frac{1}{2}$) of Lot Seventeen-A (17A) extending into Lake Delhi to the center of the Maquoketa River; same being a part of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Twenty Three (23), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian