

DAN MCCLEAN
401 FIRST AVE E
DYERSVILLE IA 52040



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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Dan McClean, 401 First Avenue East, Dyersville, IA 52040, Phone: (563) 875-6002

Taxpayer Information: (Name and complete address)

KATHERINE R. MONTZ AND BRIAN K. MONTZ, 7300 SUN ISLAND DRIVE
SOUTH #903, SOUTH PASADENA, FLORIDA 33707

Return Document To: (Name and complete address)

KATHERINE R. MONTZ AND BRIAN K. MONTZ, 7300 SUN ISLAND DRIVE
SOUTH #903, SOUTH PASADENA, FLORIDA 33707

Grantors:

TIMOTHY M. BENN

Grantees:

KATHERINE R. MONTZ
~~BRIAN~~ K. MONTZ
BRIAN

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of _____ TEN _____ Dollar(s) and other valuable consideration, TIMOTHY M. BENN, SINGLE PERSON

_____ do hereby Convey to
KATHERINE R. MONTZ AND BRIAN K. MONTZ

_____ as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in DELAWARE County, Iowa: LOT 16 IN THE SUBDIVISION OF CAMP-O-DELHI, CAMP-O-DELHI, INC., DELAWARE COUNTY, IOWA. SUBJECT TO RESTRICTIVE COVENANTS OF RECORD TOGETHER WITH THE RIGHTS OF USE OF ROADWAY DESCRIBED IN DEED OF A.R. WHEELLESS AND JOSIE M. WHEELLESS, HUSBAND AND WIFE, TO HAROLD H. BROWN, DATED AUGUST 6, 1938 AND FILED AUGUST 9, 1938, IN BOOK 66 OF DEED RECORDS IN THE OFFICE OF THE RECORDER OF DELAWARE COUNTY, IOWA, IN COMMON WITH OTHERS RIGHTFULLY USING THE SAME. All in Section 24, Township 88, Range 5

VIN# 1167633322 (Mobile Home)

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have 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 grantors Covenant 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.

Dated on December 21, 2018

Timothy M. Benn
TIMOTHY M. BENN(Grantor)

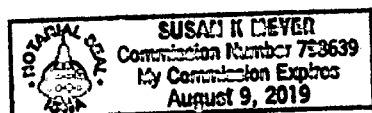
(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF ~~DUBUQUE~~ Delaware

This record was acknowledged before me on December 21, 2018, by TIMOTHY M. BENN



Susan K Meyer
Signature of Notary Public