



Book 2019 Page 232

Document 2019 232 Type 03 001 Pages 2

Date 2/01/2019 Time 1:39:10PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$743.20

Rev Stamp# 31 DOV# 32

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA



WARRANTY DEED

(CORPORATE/BUSINESS ENTITY GRANTOR)

THE IOWA STATE BAR ASSOCIATION

Official Form No. 335

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Werner Hellmer, DAY & HELLMER, P.C., 137 1st Ave. E, PO Box 342, Dyersville, IA 52040, (563) 875-9733

Taxpayer Information: (Name and complete address)

Michael P. and Laura L. Decker, 1164 Woodland Dr., Dyersville, IA 52040

Return Document To: (Name and complete address)

Michael P. and Laura L. Decker, 1164 Woodland Dr., Dyersville, IA 52040

Grantors:

KBK Group, LLC

Grantees:

Michael P. Decker and Laura L. Decker

Legal description:

Document or instrument number of previously recorded documents:



WARRANTY DEED **(CORPORATE/BUSINESS ENTITY GRANTOR)**

For the consideration of Ten Dollar(s) and other valuable consideration, KBK Group, LLC, a(n) Iowa Limited Liability Corporation organized and existing under the laws of Iowa does hereby Convey to Michael P. Decker and Laura L. Decker, husband and wife, as joint tenants with full right of survivorship and not as tenants in common,

the following described real estate in Delaware County, Iowa: Lots Seven (7) and Seven A (7A) of Hartwick Lake Club Northeast Second Division Part Of The SW 1/4 Of Section 19, Part Of The NW 1/4, Section 30 And Part Of Lot 4 Of Hartwick Lake Club North Third Subdivision All In T88N, R4W Of The Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2005, Page 2840,

This conveyance includes the dwelling that was formerly on leased land and locally known as 2594 220th Ave, Delhi, IA (Parcel No. 220300104609) and located on the above described real estate.

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it 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, according to the context.

Dated on 1/28/2019.

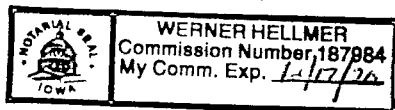
KBK Group, LLC, a(n) Iowa Limited Liability Corporation

By Patricia A. Kramer
Patricia A. Kramer, Managing Member

By _____

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on January 28, 2019, by Patricia A. Kramer
as Managing Member
of KBK Group, LLC.



W.D. Heald
Signature of Notary Public