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Date 3/27/2019 Time 3:01:59PM

Rec Amt \$12.00 Aud Amt \$5.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

QUIT CLAIM DEED
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

① John M. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (name and complete address)

James F. Kerton and Linda Kerton, 18770 173rd Avenue, Manchester, Iowa 52057

Return Document To: (name and complete address)

John M. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057

Grantors:

James F. Kerton and Linda Kerton

Grantees:

James F. Kerton, Linda Kerton and Matthew Kerton

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

QUIT CLAIM DEED

For the consideration of one and 00/100 (\$1.00) Dollar(s) and other valuable consideration, James F. Kerton and Linda Kerton, husband and wife do hereby Quit Claim 50% unto James F. Kerton and Linda Kerton, husband and wife as joint tenants with full rights of survivorship and not as tenants in common, and 50% unto Matthew Kerton all as joint tenants with full rights of survivorship and not as tenants in common all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

This deed is exempt according to Iowa Code 428A.2(11).

Lot 9, Block 1 of Sunset Beach, a Subdivision of parts of Sec. 17, 18, and 20, Twp. 89 North, Range 5, W of the 5th P.M. according to plat recorded in Book 2 Plats, Page 20; same being a part of the SW $\frac{1}{4}$ of said Sec. 17, excepting rights of flowage in Delaware County

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: March 26, 2019.

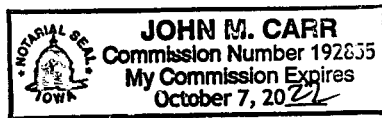
James F. Kerton
James F. Kerton (Grantor)

Linda Kerton
Linda Kerton (Grantor)

(This form of acknowledgment for individual grantor(s) only)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on March 26, 2019, by James F. Kerton and Linda Kerton.



[Signature]
Signature of Notary Public