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2019 682 Type 03 001 Pages 3
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Rec Amt \$17.00 Aud Amt \$5.00
Rev Transfer Tax \$20.00
Rev Stamp# 87 DOV# 97

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet**

Preparer Information: (name, address and phone number)

Thomas J. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057
Phone: (563) 927-5920

Taxpayer Information: (name and complete address)

David E. and Diana L. Nelson, 20179 248th Street, Manchester, IA 52057

 Return Document To: (name and complete address)

David E. and Diana L. Nelson, 20179 248th Street, Manchester, IA 52057

Grantors:

Mark A. Metzger

Grantees:

David E. Nelson and Diana L. Nelson

Legal Description: 3

Document or instrument number of previously recorded documents:

WARRANTY DEED - JOINT TENANCY

For the consideration of \$13,000.00 Dollar(s) and other valuable consideration, Mark A. Metzger, a single person does hereby Convey to David E. Nelson and Diana L. Nelson, husband and wife as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

See attached legal description

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.

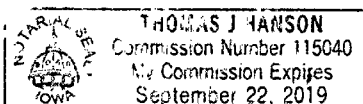
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: March 29, 2019.

Mark A. Metzger
Mark A. Metzger (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on March 29, 2019, by Mark A. Metzger, a single person.



[Signature]
Signature of Notary Public

Legal Description
Metzger – Nelson

Lot Twelve (12), the West one-half ($W\frac{1}{2}$) of Lot Thirteen (13) and that part of Lot Nineteen (19) lying South of Lot Twelve (12) and the West one-half ($W\frac{1}{2}$) of Lot Thirteen (13), bounded on the West by the Southerly extension of the West boundary line of Lot Twelve (12) and on the East by the Southerly extension of the East boundary line of the West one-half ($W\frac{1}{2}$) of Lot Thirteen (13), all in Willie's First Subdivision of part of the Northeast Quarter ($NE\frac{1}{4}$) of the Southeast Quarter ($SE\frac{1}{4}$) of Section Fifteen (15), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, and part of the Northwest Quarter ($NW\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section Fourteen (14), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 4 Plats, Pages 62-64