

TKMBK



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Date 4/25/2019 Time 3:05:35PM

Rec Amt \$17.00 Aud Amt \$5.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA



QUIT CLAIM DEED
THE IOWA STATE BAR ASSOCIATION
Official Form No. 106
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Daniel H. Swift, Swift Law Firm, 108 N. Madison, Manchester, IA 52057
Phone: (563) 927-4901

Taxpayer Information: (Name and complete address)

Jacob W. Griztner, 1311 N. 5th St., Manchester, IA 52057

Return Document To: (Name and complete address)

Jacob W. Griztner, 1311 N. 5th St., Manchester, IA 52057

Grantors:

Garnet I. Harbaugh

Grantees:

Jacob W. Griztner

Legal description: See Page 2

Document or instrument number of previously recorded documents:



QUIT CLAIM DEED

For the consideration of \$1.00 Dollar(s) and other valuable consideration, Garnet I Harbaugh, a single person

do hereby

Quit Claim to Jacob W. Gritzner

all our right, title, interest,
estate, claim and demand in the following described real estate in Delaware County, Iowa:
See 1 in Addendum

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: 4-18-19

Garnet I. Harbaugh
Garnet I. Harbaugh (Grantor)

(Grantor)

(Grantor)

(Grantor)



(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 4/18/19, by Garnet I. Harbaugh

[Signature]
Signature of Notary Public

Addendum

1.

That Part of Lot Seventeen (17) of the Subdivision of a part of the North one-half (N ½) of the Southeast Quarter (SE ¼) and the South one-half (S ½) of the Northeast Quarter (NE ¼) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M., according to plat recorded in Book A Plats, Page 6, and part of the South one-half (S ½) of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M. described as commencing at a point one hundred thirty two (132.0) feet West and one hundred eighty nine (189.0) feet South of the intersection of the South line of Clara Avenue with the West line of New Street in Manchester, Iowa, and running thence South ninety four (94.0) feet, thence West one hundred seventeen and fifteen one-hundredths (117.15) feet, thence North ninety-four (94.0) feet, thence East one hundred seventeen and fifteen one-hundredths (117.15) feet to the point of beginning, except street;

And the Grantors herein further hereby grant, sell and convey to said Grantees an Easement for use of the sewer line, as now installed and used, running from the said property herein conveyed, to Prospect Street, Manchester, Iowa; said sewer line being the same as that more fully described in that certain Deed wherein R.E. Schacherer, Sr. and Edyth C. Schacherer, husband and wife, are Grantees, and W.C. Snyder, Sr. and Mary Snyder, W.C. Snyder Jr. and Beverly L. Snyder are Grantors, said Deed recorded in Book 74, on page 615, of the Deed of Record of the Recorder of Delaware County, Iowa, said Affirmative Easement being more fully described in Affidavit of W. C. Snyder, Jr. dated April 25, 1951, and filed May 8, 1951, in Book 5, AFF., Page 384.

(Warren G. Harbaugh died on June 22, 2016)

(Subject to Real Estate Transfer-Declaration of Value Exemption Section 428A.2(10) and (21).