

Recorded: 6/27/2019 at 3:40:45.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$142.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2019 PG: 1649



WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Steven E. Carr, 117 S Franklin Street, PO Box 333, Manchester, Iowa 52057
Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)

Ryan Holle and Amber Holle, 801 North Franklin Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)

Ryan Holle and Amber Holle, 801 North Franklin Street, Manchester, Iowa 52057

Grantors:

Stephen D. Mozingo
Janice A. Mozingo

Grantees:

Ryan Holle
Amber Holle

Legal description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

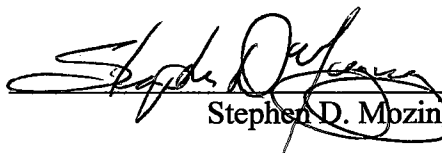
For the consideration of \$89,500.00 Dollar(s) and other valuable consideration, Stephen D. Mozingo and Janice A. Mozingo, husband and wife

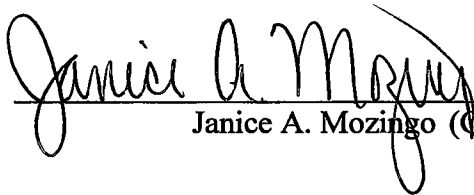
do hereby Convey to
Ryan Holle and Amber Holle, husband and wife

as Joint Tenants
with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa: That part of Lot Fifteen (15) of the Subdivision of part of the north one-half (N1/2) of the Southeast Quarter (SE1/4) and the South one-half (S1/2) of the Northeast Quarter (NE1/4) 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, described as commencing at the Southeast corner of said Lot Fifteen (15), and running thence North sixty (60) feet, thence West one hundred thirty two (132) feet, thence South sixty three and one-half (63 1/2) feet along the East side of Franklin Street in the City of Manchester, Iowa, to the Southwest corner of said Lot Fifteen (15), thence East one hundred thirty two (132) feet to the point of beginning, except the East twenty six (26) feet thereof.

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 June 25, 2019


Stephen D. Mozingo (Grantor)

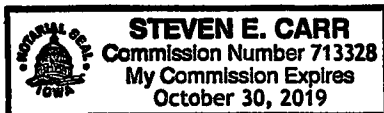

Janice A. Mozingo (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 25, 2019, by Stephen D. Mozingo and Janice A. Mozingo.




Signature of Notary Public