



Book 2019 Page 1663

2019 1663 Type 03 001 Pages 3
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA



TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION

Official Form No. 107

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)

Dean Vickstrom and Dale Vickstrom, 327 South Garfield, Burlington, Iowa 52601

Return Document To: (Name and complete address)

Dean Vickstrom and Dale Vickstrom, 327 South Garfield, Burlington, Iowa 52601

Grantors:

Michael J. Koprucki, Trustee

Grantees:

Dean Vickstrom

Dale Vickstrom

F.

Legal description: See Page 2

Document or instrument number of previously recorded documents:



**TRUSTEE WARRANTY DEED
(INTER-VIVOS TRUST)**

For the consideration of \$1.00 Dollar(s) and
other valuable consideration, Michael J. Koprucki

(Trustee) (~~Co-Trustees~~)
of the Richard C. Koprucki Revocable Trust Dated June 21, 2005
does hereby convey to Dean Vickstrom and Dale Vickstrom, as tenants in common
R. F.

the following described
real estate in Delaware County, Iowa: All of the Trust's interest in Lot Fifteen (15) of Logan's
First Subdivision of Part of the North one-half (N1/2) of Section Twenty Three (23), Township Eighty
Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, according to plat recorded in
Book 4 Plats, Page 46, and also all lake frontage running to the middle of the Maquoketa River with
respect to said Lot Fifteen (15), according to Boundary Agreement recorded in Book 2015, Page 1624
and plat recorded in Book 2015, Page 1623; also Lot Twelve (12) of Logan's Fifth Subdivision part of
Section 14 and Part of Section 23, Township 88 North, Range 5, West of the 5th P.M., Delaware
County, Iowa, according to plat recorded in Book 5 Plats, Page 77.

This deed is exempt according to Iowa Code 428A.2(10).

All interest in the Buy-Sell Agreement dated January 28, 2001 and recorded in Book 2001, Page 485 is
hereby waived.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the
real estate by title in fee simple; that grantor 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 grantor covenants to warrant and defend the real estate against the lawful claims of all
persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to
which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the
person creating the trust was under no disability or infirmity at the time the trust was created; that the
transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or
legal claims which might impair the validity of the trust or the validity of the transfer.

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

Dated June 16, 2019.

Michael J. Koprucki Trustee
Michael J. Koprucki
As (Trustee) (~~Co-Trustee~~) of
the above-entitled trust

As (Trustee) (~~Co-Trustee~~) of
the above-entitled trust

Acknowledgment for Individual Trustee

STATE OF MN, COUNTY OF Washington
This record was acknowledged before me on June 16, 2019, by Michael J.
Koprucki
As (Trustee) (~~Co-Trustee~~) of the above entitled trust.



[Signature]
Signature of Notary Public

STATE OF _____, COUNTY OF _____
This record was acknowledged before me on _____, by _____
As (Trustee) (~~Co-Trustee~~) of the above entitled trust.

Signature of Notary Public

Acknowledgment for Corporate Trustee

STATE OF _____, COUNTY OF _____
This record was acknowledged before me on _____, by _____

as _____
of _____
As (Trustee) (~~Co-Trustee~~) of the above entitled trust.

Signature of Notary Public

STATE OF _____, COUNTY OF _____
This record was acknowledged before me on _____, by _____

as _____
of _____
As (Trustee) (~~Co-Trustee~~) of the above entitled trust.

Signature of Notary Public