

Recorded: 7/5/2019 at 3:27:18.0 PM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2019 PG: 1741

Commitment Number: 190706487
Seller's Loan Number: 1704326936

This instrument prepared by:

Jay A. Rosenberg, Attorney at Law, (Iowa Bar Number AT0012626) 3805 Edwards Road, Suite 550, Cincinnati, OHIO 45209

Address Tax Statement To:

AMY RICHMOND
416 BELKNAP STREET, RYAN, IA 52330

After Recording Return To:

ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
000690000201200

SPECIAL/LIMITED WARRANTY DEED

Exempt: Sec. 428A.2(6). Government Entity.

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, whose mailing address is **P.O. BOX 650043, DALLAS, TX 75265-0043**, hereinafter grantor, for \$77,250.00 (Seventy Seven Thousand Two Hundred Fifty Dollars and Zero Cents) in consideration paid, grants with covenants of special warranty to **AMY RICHMOND**, hereinafter grantee, whose tax mailing address is **416 BELKNAP STREET, RYAN, IA 52330**, the following real property:

LOT NINE (9), BLOCK SEVENTEEN (17), RYAN, IOWA, ACCORDING TO PLAT RECORDED IN BOOK 1 PLATS, PAGE 42. TAX ID: 000690000201200
Property Address is: 416 BELKNAP STREET, RYAN, IA 52330

Prior instrument reference: **Official Records Book 2019, Page 791**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

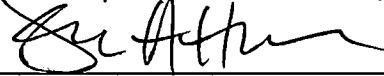
The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Executed by the undersigned on May 31ST, 2019:

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: **ServiceLink LLC, its Attorney In Fact**

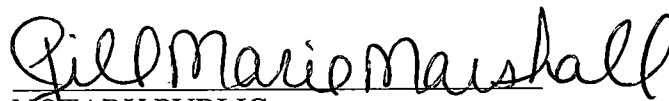
By: 

Name: **Sandra A Hickman**

Title: **ASSISTANT VICE PRESIDENT**

STATE OF **Pennsylvania**
COUNTY OF **Allegheny**

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 31ST day of May, 2019, by **Sandra A Hickman** **AVP** of **ServiceLink LLC**, as the Attorney in Fact for **FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown **NA** as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.


NOTARY PUBLIC
My Commission Expires **MY COMMISSION EXPIRES**
MARCH 16, 2022

Commonwealth of Pennsylvania - Notary Seal
Jill Marie Marshall, Notary Public
Allegheny County
My commission expires March 16, 2022
Commission number 1328257
Member, Pennsylvania Association of Notaries