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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$76.00

Rev Stamp# 193 DOV# 192

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**TRUSTEE WARRANTY DEED
Recorder's Cover Sheet**

Preparer Information: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave,
Suite 4, Independence, IA 50644, Phone: 319-334-3704

Taxpayer Information: Luke J. Ogden and Tracey M. Ogden, 600 E Prospect Street,
Manchester, IA 52057

Return Document To: ^{LOJ} Luke J. Ogden and Tracey M. Ogden, 600 E Prospect Street,
Manchester, IA 52057

Grantors: Jerome A. Krogmann and Rose A. Krogmann as Co-trustees of the Jerome A.
Krogmann and Rose A. Krogmann Revocable Trust dated July 18, 2016

Grantees: Luke J. Ogden and Tracey M. Ogden

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

TRUSTEE WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Jerome A. Krogmann and Rose A. Krogmann, Co-Trustees of the Jerome A. Krogmann and Rose A. Krogmann Revocable Trust dated July 18, 2016, do hereby Convey to Luke J. Ogden and Tracey M. Ogden, 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 Nine (9) of Hawker's First Addition to Manchester, Iowa, according to plat recorded in Book 2 Plats, Page 78, as resurveyed by plat recorded in Book 2 Plats, Page 145, described as commencing at the Northwest corner of Lot Two (2) of said Addition, running thence North parallel to the West line of said Lot Nine (9) a distance of one hundred fifty four and six hundredths (154.06) feet to the North line of said Lot Nine (9), thence East on the North line of said Lot Nine (9) a distance of sixty six (66) feet, thence South parallel to the West line of said Lot Nine (9) a distance of one hundred fifty four and six hundredths (154.06) feet to the Northeast corner of said Lot Two (2), thence West on the North line of said Lot Two (2) sixty six (66) feet to the point of beginning, and also the West ninety three (93) feet of Lot Nine (9).

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.

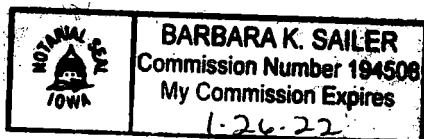
Dated: May 23, 2021.

Jerome A. Krogmann
By: Jerome A. Krogmann, Co-Trustee

Rose A. Krogmann
By: Rose A. Krogmann, Co-Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 23, 2021, by Jerome A. Krogmann and Rose A. Krogmann, Co-Trustees of the Jerome A. Krogmann and Rose A. Krogmann Revocable Trust dated July 18, 2016.



Barbara K. Sailer
Signature of Notary Public