

Recorded: 6/1/2021 at 8:56:12.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$199.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 1987

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Steven E Carr, 117 S Franklin Street, Manchester, IA 52057, Phone: 5639274164

Taxpayer Information: Brady M. Helle, 112 Hansel Street, Manchester, Iowa 52057

Return Document To: Brady M. Helle, 112 Hansel Street, Manchester, Iowa 52057

Grantors: Danny R. McDowell and Chris K. McDowell

Grantees: Brady M. Helle

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

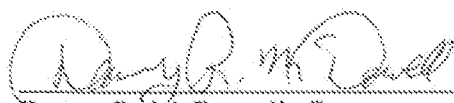
For the consideration of One Hundred Twenty-Five Thousand Dollar(s) and other valuable consideration, Danny R. McDowell and Chris K. McDowell, husband and wife, do hereby Convey to Brady M. Helle, the following described real estate in Delaware County, Iowa:

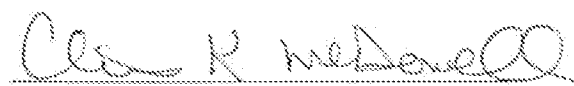
The West one-fourth (W 1/4) of Lot Forty Seven (47), Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1

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.

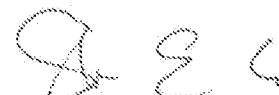
Dated: May 27, 2021


Danny R. McDowell, Grantor


Chris K. McDowell, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 27, 2021 by
Danny R. McDowell and Chris K. McDowell, husband and wife.


Signature of Notary Public

