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Document 2021 2301 Type 03 001 Pages 3

Date 6/24/2021 Time 3:28:42PM

Rec Amt \$17.00 Aud Amt \$5.00

Rev Transfer Tax \$8.80

Rev Stamp# 230 DOV# 234

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

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

Taxpayer Information: ^{DM}Matthew and Angela Mensen, 27602 220th Street, Earlville, IA 52041

Return Document To: Matthew and Angela Mensen, 27602 220th Street, Earlville, IA 52041

Grantors: Daniel R. Pilgrim and Brandi Pilgrim

Grantees: Matthew A. Mensen and Angela M. Mensen

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Six Thousand Dollar(s) and other valuable consideration, Daniel R. Pilgrim and Brandi Pilgrim, husband and wife, do hereby Convey to Matthew A. Mensen and Angela M. Mensen, 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:

Lot Four (4), Block Two (2) of the Subdivision of Lot Two (2) of Timbergate Subdivision in Section Thirty Six (36), Township Eighty Nine (89) North, Range Four (4), West of the Fifth Principal Meridian in Delaware County, Iowa, according to plat recorded in Book 4 Plats, Pages 65-67

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.

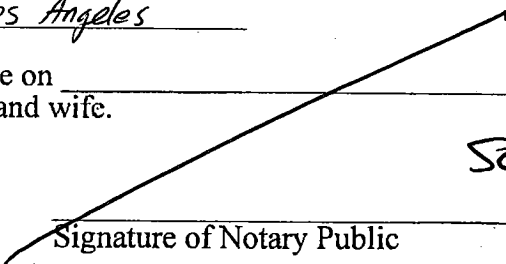
Dated: 6/15/21


Daniel R. Pilgrim, Grantor


Brandi Pilgrim, Grantor

STATE OF CALIFORNIA, COUNTY OF Los Angeles

This record was acknowledged before me on _____ by
Daniel R. Pilgrim and Brandi Pilgrim, husband and wife.


Signature of Notary Public

SEE Attachment

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

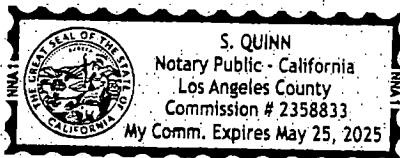
County of Los Angeles

On June 19/2021 before me, S. QUINN, a Notary Public,
Date Here Insert Name and Title of the Officer

personally appeared Daniel Ryan pilgrim
Name(s) of Signer(s)

Brandi Lynn pilgrim

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

[Signature]
Signature of Notary Public

Place Notary Seal and/or Stamp Above.

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Warranty deed joint tenancy

Document Date: 6/15/21 Number of Pages: 1

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____