

Recorded: 6/30/2021 at 2:27:27.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$53.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 2364

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

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

Taxpayer Information: Jordan and Danielle Hunt, 2278 185th Ave., Manchester, Iowa 52057

Return Document To: Jordan and Danielle Hunt, 2278 185th Ave., Manchester, Iowa 52057

Grantors: Philip A. Neuhaus and Olivia Neuhaus

Grantees: Jordan M. Hunt and Danielle M. Hunt

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Thirty-Four Thousand Dollar(s) and other valuable consideration, Philip A. Neuhaus and Olivia Neuhaus, husband and wife, do hereby Convey to Jordan M. Hunt and Danielle M. Hunt, 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 Three (3) of Whitetail Ridge Second Subdivision A Subdivision of Lot 1 of Windy Hollow Second Addition, Part of the SE ¼ of Section 4-T88N-R5W, Delaware County, Iowa, according to plat recoded in Book 2013, Page 3245

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: June 15, 2021.

Philip A. Neuhaus, Grantor

Olivia Neuhaus, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 15, 2021 by Philip A. Neuhaus and Olivia Neuhaus, husband and wife.

Signature of Notary Public

