

Recorded: 7/2/2021 at 4:01:22.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$472.80
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 2405

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

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

Taxpayer Information: Steven and Kimberly Proctor, 2034 145th Ave., Manchester, Iowa 52057

Return Document To: Steven and Kimberly Proctor, 2034 145th Ave., Manchester, Iowa 52057

Grantors: Timothy L. Felderman and Kristin L. Felderman

Grantees: Steven D. Proctor and Kimberly A. Proctor

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

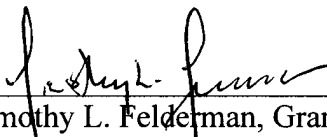
For the consideration of Two Hundred Ninety-Five Thousand Nine Hundred Dollar(s) and other valuable consideration, Timothy L. Felderman and Kristin L. Felderman, husband and wife, do hereby Convey to Steven D. Proctor and Kimberly A. Proctor, husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Parcel 2018-78 Part Of Parcel B And Part Of Parcel 2016-62 In The SW $\frac{1}{4}$ - NE $\frac{1}{4}$;
In Section 26, T89N, R6W Of The Fifth P.M., Delaware County, Iowa, according
to plat recorded in Book 2018, Page 2224

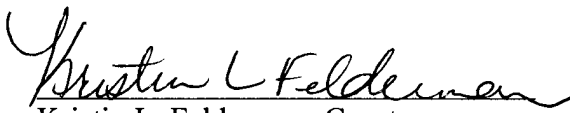
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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 30, 2021



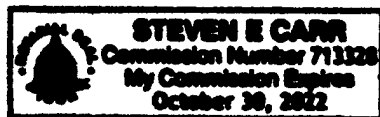
Timothy L. Felderman, Grantor

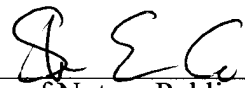


Kristin L. Felderman, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 30, 2021 by
Timothy L. Felderman and Kristin L. Felderman, husband and wife.





Signature of Notary Public