

Recorded: 7/12/2021 at 9:28:37.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$205.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 2493

Preparer Information: Erick Skogman, Elderkin & Pirnie, PLC, 316 2nd St SE #124, Cedar Rapids, IA 52401 (319) 362-2137

Return Document To/Address Tax Statements: Gary C. Bockenstedt and Julie L. Knipper, 2150 25th Ave, Manchester, IA 52057

WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration Michael J. Hermesen, a single person, does hereby convey to Gary C. Bockenstedt and Julie L. Knipper, 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 the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section Thirty Five (35), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian described as commencing fifty (50.0) feet East of the Northwest corner of said Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) and running thence East on the North line of said Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) a distance of two hundred (200.0) feet, thence South one hundred eighty (180.0) feet, thence West two hundred (200.0) feet, thence North one hundred eighty (180.0) feet to the place of beginning.

Subject, nevertheless, to all restrictions, easements, covenants and conditions of record.

Grantor(s) do/does hereby covenant(s) with grantee(s), and successors in interest, that grantor(s) hold(s) the real estate by title in fee simple; that grantor(s) have/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(s) covenant(s) to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. The undersigned hereby relinquish 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.

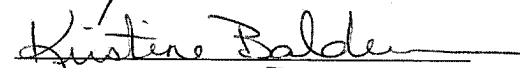
Dated: 07/07/21



Michael J. Hermesen

STATE OF Iowa COUNTY OF Delaware

This instrument was acknowledged before me this 7 day of July, 2021, by Michael J. Hermesen, a single person.


Notary Public - State of Iowa

