

Recorded: 7/30/2021 at 10:11:00.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$341.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 2735

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164

Taxpayer Information: Jordan and Jennifer Hoepfner, 120 Crescent Drive, Manchester, Iowa 52057

Return Document To: Jordan and Jennifer Hoepfner, 120 Crescent Drive, Manchester, Iowa 52057

Grantors: Carla Nieman f/k/a Carla Nieman Goos and Christopher Scarpellino

Grantees: Jordan L. Hoepfner and Jennifer L. Hoepfner

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Two Hundred Fourteen Thousand Dollar(s) and other valuable consideration, Carla Nieman f/k/a Carla Nieman Goos and Christopher Scarpellino, wife and husband, do hereby Convey to Jordan L. Hoepfner and Jennifer L. Hoepfner, 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 Six (6) of Schulte's First Addition to Northtown Estates Subdivision, City of Manchester, Delaware County, Iowa, according to plat recorded in Book 3 Plats, Page 166

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.

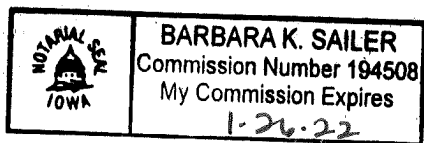
Dated: July 22, 2021.

Carla Nieman
Carla Nieman f/k/a Carla Nieman Goos, Grantor

Christopher Scarpellino
Christopher Scarpellino, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 22, 2021 by
Carla Nieman f/k/a Carla Nieman Goos and Christopher Scarpellino, wife and husband.



Barbara K. Sailer
Signature of Notary Public