

Recorded: 7/30/2021 at 1:40:47.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$123.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 2740

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Stephanie A. Worrell, 122 S. Linn Street, Iowa City, IA 52240, Phone: 319-338-9222

Taxpayer Information: JOS Properties, LLC, James Scott, 17080 185th Street, Manchester, Iowa 52057

Return Document To: JOS Properties, LLC, James Scott, 17080 185th Street, Manchester, Iowa 52057

Grantors: Lisa L. Fesler

Grantees: JOS Properties, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One (\$1.00) Dollar(s) and other valuable consideration, Lisa L. Fesler, a single person does hereby convey to JOS Properties, LLC, a limited liability company organized and existing under the laws of Iowa, the following described real estate in Delaware County, Iowa:

Lots Five Hundred Sixty Two (562) and Five Hundred Sixty Three (563),
Manchester, Iowa, according to plat recorded in Book I, L.D., Page 284, except
the East fifty five (55.0) feet of Lot Hundred Sixty Three (563).

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.

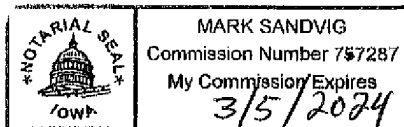
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: July 27, 2021

Lisa L. Fesler
Lisa L. Fesler, Grantor

STATE OF IOWA, COUNTY OF JOHNSON

This record was acknowledged before me on July 27, 2021 by Lisa L. Fesler, a single person.



Mark Sandvig
Signature of Notary Public