

Recorded: 8/2/2021 at 11:20:20.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$215.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 2765

WARRANTY DEED
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: Shelby Mustard, 512 E. Main Street, Manchester, Iowa 52057

Return Document To: Shelby Mustard, 512 E. Main Street, Manchester, Iowa 52057

Grantors: Jason L. Guyer and Julie K. Guyer

Grantees: Shelby Mustard

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

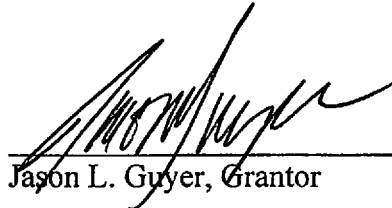
For the consideration of One Hundred Thirty-Five Thousand Dollar(s) and other valuable consideration, Jason L. Guyer and Julie K. Guyer, husband and wife, do hereby Convey to Shelbie Mustard, the following described real estate in Delaware County, Iowa:

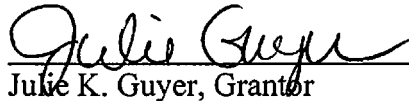
Parcel F, Part of Lot 122 and Part of the East 11.5 Feet of Lot 123, City of Manchester, Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 30

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: 07/30/2021.

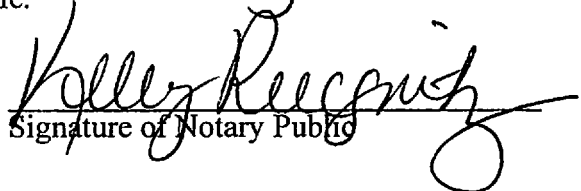

Jason L. Guyer, Grantor


Julie K. Guyer, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 30, July 2021 by Jason L. Guyer and Julie K. Guyer, husband and wife.




Signature of Notary Public