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Rev Stamp# 308 DOV# 314

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: Garrett Walter, 124 W Howard St, Manchester, IA 52057

Return Document To: Garrett Walter, 124 W Howard St, Manchester, IA 52057

Grantors: Ali Manson

Grantees: Garrett Walter

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

PLEASE RETURN TO:
HAWKEYE ESCROW COMPANY
313 3RD AVE SE
CEDAR RAPIDS, IA 52401



WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Ali Manson, a single person, does hereby Convey to Garrett Walter, a single person, the following described real estate in Delaware County, Iowa:

The West sixty six (66.0) feet of the North one hundred fifty five (155.0) feet of Lot K, Iowa Land Company's Subdivision, Manchester, Iowa, according to plat recorded in Book 4 L.D., Page 514, except a strip of land forty (40.0) feet wide on the North side thereof used as an extension of Howard Street.

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.

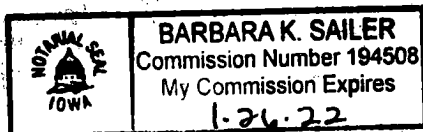
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: July 27, 2021.

Ali Manson
Ali Manson, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 27, 2021 by Ali Manson, single.



Barbara K. Sailer
Signature of Notary Public