

Recorded: 10/5/2021 at 9:33:10.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$823.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 3470

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Benjamin J Roth, 1400 University Ave., Suite D, Dubuque, IA 52001,
Phone: 563-557-1611

Taxpayer Information: Peter C. Buschmann and Jill L. Buschmann, 3288 Voyager Road,
Colesburg, IA 52035

Return Document To: Benjamin J Roth, 1400 University Ave., Suite D, Dubuque, IA 52001

Grantors: Thomas A. Benson a/k/a Tomas A. Benson, and Shirley S. Benson

Grantees: Peter C. Buschmann and Jill L. Buschmann

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Thomas A. Benson a/k/a Tomas A. Benson, and Shirley S. Benson, husband and wife, do hereby Convey to Peter C. Buschmann and Jill L. Buschmann, as 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:

All that part of the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section Two (2), Township Ninety (90) North, Range Three (3), West of the Fifth P.M. lying Northerly of Little Turkey Creek and lying Westerly of the centerline of the county road running diagonally across said Southeast Quarter (SE 1/4) of the Southeast Quarter (SE1/4); also all that part of Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4) of said Section Two (2) that lies West of the highway running North and South through said Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4) and South of the highway running East and West through said Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4).

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.

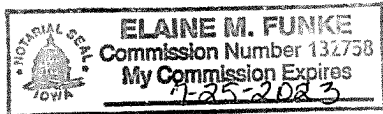
Dated: September 30, 2021.

Thomas A. Benson a/k/a Tomas A. Benson,
Grantor

Shirley S. Benson, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on this 30th day of September 2021, by Thomas A. Benson a/k/a Tomas A. Benson, and Shirley S. Benson, husband and wife.


Signature of Notary Public