

Recorded: 10/15/2021 at 3:05:04.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$226.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 3628

WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information: Jennifer L. Galvin, 527 South St, Ryan, IA 52330

Return Document To: Jennifer L. Galvin, 527 South St, Ryan, IA 52330

Grantors: Scott Schepers a/k/a Scott Allen Schepers and Lyndsie Schepers

Grantees: Jennifer Galvin

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, Scott Schepers a/k/a Scott Allen Schepers, husband and wife, do hereby convey to Jennifer L. Galvin, a single person, the following described real estate in Delaware County, Iowa:

Lot Four (4) of Lyness First Addition in the City of Ryan, Iowa, according to plat recorded in Book 3 Plats, Page 195

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.

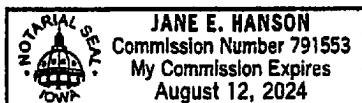
Dated: October 15, 2021.

Scott Schepers a/k/a Scott Allen Schepers,
Grantor

Lyndsie Schepers, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on October 15, 2021 by
Scott Schepers a/k/a Scott Allen Schepers and Lyndsie Schepers, husband and wife.


Signature of Notary Public