

Recorded: 11/1/2021 at 1:38:43.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$66.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 3828

WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information: Michael L. Tauke, 1917 Honey Creek Rd, Manchester, IA 52057

Return Document To: Michael L. Tauke, 1917 Honey Creek Rd, Manchester, IA 52057

Grantors: Terra Schneider and James Schneider

Grantees: Michael L. Tauke

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, Terra Schneider and James Schneider, wife and husband, do hereby Convey to Michael L. Tauke, as single person, the following described real estate in Delaware County, Iowa:

An undivided one-quarter interest in and to the following described real estate:
That part of the North one-half (N 1/2) of the Northeast Quarter (NE 1/4) of Section Twenty (20), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian described as commencing at the Southeast corner of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of said Section Twenty (20), and running thence West two hundred thirty five and fifty five one-hundredths (235.55) feet to the center of County Road C, thence North 29°00' East five hundred three and two-tenths (503.2) feet to the point of beginning, thence North 85° 29' West three hundred ten and one-tenth (310.1) feet, thence North 29°00' East Eighty two and two-tenths (82.2) feet, thence in an Easterly direction to a point that is North 29°00' East ninety six and fifteen one-hundredths (96.15) feet from the point of beginning; thence South 29°00' West ninety six and fifteen one-hundredths (96.15) feet to the point of beginning.

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: 10/25/21

Terra Schneider
Terra Schneider, Grantor

James Schneider
James Schneider, Grantor

STATE OF TENNESSEE, COUNTY OF Williamson

This record was acknowledged before me on Oct 25, 2021 by
Terra Schneider and James Schneider, wife and husband.

Cathy L. Douglas
Signature of Notary Public

