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Date 11/12/2021 Time 3:19:47PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$316.00

Rev Stamp# 503 DOV# 508

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

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

Taxpayer Information: Alex G. Steffen and Nichole R. Steffen, 213 Bailey Dr, Manchester, IA 52057

Return Document To: Alex G. Steffen and Nichole R. Steffen, 213 Bailey Dr, Manchester, IA 52057

Grantors: Oscar A. Holdridge and Candice L. Holdridge

Grantees: Alex G. Steffen and Nichole R. Steffen

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

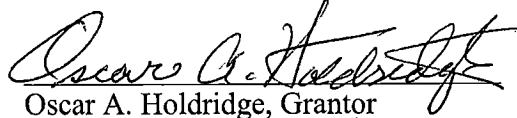
For the consideration of Ten Dollar(s) and other valuable consideration, Oscar A. Holdridge and Candice L. Holdridge, husband and wife, do hereby Convey to Alex G. Steffen and Nichole R. Steffen, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

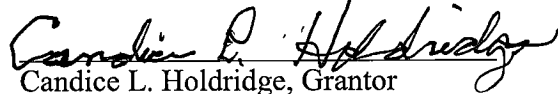
That part of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section Thirty Three (33), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M., described as commencing at a point on the centerline of the Southeast Access Road (now Bailey Drive) in the City of Manchester, Iowa, that is one thousand twenty three (1023) feet (measured along said centerline) Northwesterly from the intersection of said centerline and the South line of said Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4), thence South 80° 10' West one hundred ninety six and thirty six hundredths (196.36) feet, thence North 11° 00' West, parallel with said centerline, one hundred eleven and sixteen hundredths (111.16) feet, thence East two hundred (200) feet to said centerline, thence Southeasterly along said centerline seventy seven (77) 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: 11-11-21


Oscar A. Holdridge, Grantor


Candice L. Holdridge, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 11, 2021 by Oscar A. Holdridge and Candice L. Holdridge, husband and wife.




Signature of Notary Public