

Mcdonough Real Estate



Book 2021 Page 4189

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PREPARER: Nick Strittmatter 123 East First Street PO Box 229 Monticello, IA 52310 Ph 319-465-3531
TAX INFO: Leroy and Margie Helle, 209 1st Street SW, Unit 1, Hopkinton, IA 52237
RETURN TO: PREPARER

WARRANTY DEED - JOINT TENANCY

For the consideration of one dollar (\$1.00)----- and other valuable consideration, WILLIAM M. KRAUS and KATHY S. KRAUS, husband and wife, do hereby convey to LEROY J. HELLE and MARGIE A. HELLE, 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:

Unit 1 and the undivided 1/4 interest in the land and common elements appurtenant to said Unit, in First Street Condominiums, according to Declaration of Condominium recorded in Book 2019, Page 3687; same being located on Lots Seven (7), Eight (8) and the West thirty three (33) feet of Lot Nine (9), Block Six (6), Hopkinton, Iowa, according to plat recorded in Book B L.D., Pages 583-584 and Retracement Plat Of Survey recorded in Book 2019, Page 2262.

Grantors do hereby covenant with grantees, and successors-in-interest, that grantors hold the real estate by title in fee simple; that grantors 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: 11/30/21, 2021.

William M. Kraus
WILLIAM M. KRAUS

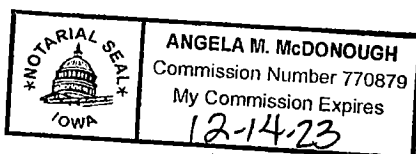
(Grantor)

Kathy S. Kraus
KATHY S. KRAUS

(Grantor)

STATE OF IOWA, COUNTY OF JONES, §

On this 30th day of November 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared William M. Kraus and Kathy S. Kraus, husband and wife, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.



Angela M. McDonough
Notary Public