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Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**WARRANTY DEED JOINT TENANCY  
Recorder's Cover Sheet**

**Preparer Information:** Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164

**Taxpayer Information:** Lucas and Jessica Thomas, 108 E. Union Street, Manchester, IA 52057

**Return Document To:** Lucas and Jessica Thomas, 108 E. Union Street, Manchester, IA 52057

**Grantors:** C. Daniel Meyer and Debra Guenther Meyer

**Grantees:** Lucas J. Thomas and Jessica L. Thomas

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



## WARRANTY DEED JOINT TENANCY

For the consideration of One Hundred Fifty-Nine Thousand Dollar(s) and other valuable consideration, C. Daniel Meyer and Debra Guenther Meyer, husband and wife, do hereby Convey to Lucas J. Thomas and Jessica L. Thomas, 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:

The East one third (E 1/3) of Lot One (1), Burrington's Addition to Manchester, Iowa, according to plat recorded in Book I L.D., Page 245, except the North ninety (90.0) feet thereof, excepting any instruments of record which might affect the title to the above described part of lot wherein descriptions were made on basis that said lot was two hundred ten (210.0) feet in its dimensions.

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: November 29, 2021.

C. Daniel Meyer 11/29/21  
C. Daniel Meyer, Grantor

Debra Guenther Meyer 11/29/2021  
Debra Guenther Meyer, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 29, 2021 by C. Daniel Meyer and Debra Guenther Meyer, husband and wife.



Teresa J. Greve  
Signature of Notary Public