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Date 12/14/2021 Time 12:45:06PM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$222.40
Rev Stamp# 554 DOV# 556

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

~~Return To Taxpayer:~~ Zackery Bowman, 313 S. Tama St., Manchester, IA 52057

Preparer: Benjamin M. Lange, Swisher & Cohrt, PLC, 222 1st Street East, Independence, IA 50644 (319) 334-4488

WARRANTY DEED - JOINT TENANCY

For the consideration of one Dollar(s) and other valuable consideration, Keith P. Platten, a single person, does hereby Convey to Zackery Bowman, a single person, the following described real estate in Delaware County, Iowa:

The South one-half (S1/2) of Lots Two Hundred Forty (240) and Two Hundred Forty-One (241), Manchester, Iowa, according to plat recorded in Book I L.D. Pages 284-285.

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.

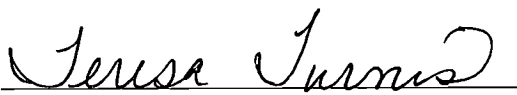
Dated: 12-8-21


Keith P. Platten (Grantor)



STATE OF IOWA, COUNTY OF DELAWARE ss.

This record was acknowledged before me this 8th day of December, 2021, by Keith P. Platten.


Signature of Notary Public

PLEASE RETURN TO:
HAWKEYE ESCROW COMPANY
313 3RD AVE SE
CEDAR RAPIDS, IA 52401