



Book 2022 Page 171

Document 2022 171 Type 03 001 Pages 2

Date 1/14/2022 Time 1:29:08PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$92.00

Rev Stamp# 31 DOV# 34

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

*ew*  
*Premier Cadastre Services*  
*8337 Blaine Ferry Rd NE*  
*Cedar Rapids IA 52403*

Prepared by: Ann M. Klostermann McCrea  
Nazette, Marner, Nathanson, Shea  
615 - 2<sup>nd</sup> Street SW  
Cedar Rapids, Iowa 52404  
Telephone: 319-366-1000  
Facsimile: 319-313-7849

Return to/Taxpayer Address:  
3XL Properties L.L.C.  
c/o Lucas Leonard  
510 East Howard Street  
Manchester, Iowa 52057

## WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration DeAnn C. Supple, a single person, does hereby convey to 3XL Properties, L.L.C., a limited liability company, the following described real estate in Delaware County, Iowa:

**The West thirty three (33.0) feet of Lot Fifteen (15), Block Four (4), Toogood and Bethel's Subdivision of the North part of Lot I in Iowa Land Company's Subdivision of part of Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 9**

together with all easements and servient estates appurtenant thereto, and subject to covenants, easements and restrictions of record.

Grantor does hereby covenant with grantee, and successors in interest, that grantor holds 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. The undersigned hereby relinquish 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: January 11, 2022

DeAnn C. Supple  
DeAnn C. Supple

STATE OF IOWA           )  
                                  )  
COUNTY OF Delaware )      SS:

This document was acknowledged before me on this 11<sup>th</sup> day of January, 2022, by DeAnn C. Supple, a single person.



Teresa Turnis  
Notary Public in and for State of Iowa