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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave,
Suite 4, Independence, IA 50644, Phone: 319-334-3704

x **Taxpayer Information:** Lake Pointe Estates Homeowners' Association, Inc., 1197 Candle Road
Manchester, IA 52057

Return Document To: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave,
Suite 4, Independence, Iowa 50644

Grantors: DM Cove, LLC

Grantees: Lake Pointe Estates Homeowners' Association, Inc.

Legal Description: See Page 2

Document or instrument number of previously recorded documents: N/A

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, DM Cove, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to Lake Pointe Estates Homeowners' Association, Inc., the following described real estate in Delaware County, Iowa:

Lot E of Lake Pointe Estates A Subdivision Of Part Of The NE $\frac{1}{4}$ And Part Of The SE $\frac{1}{4}$ Of Section 30, T88N, R4W Of The 5th Principal Meridian, Delaware County, Iowa, according to the plat recorded in Book 2021, Page 3538.

* This deed is exempt according to Iowa Code 428A.2(21).

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: Feb 7, 2022.

DM COVE, LLC

By: Chad A. Mormann
Chad A. Mormann, Manager

By: Jeff Domeyer
Jeff Domeyer, Manager

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on Feb 7, 2022, by Chad A. Mormann, as Manager, of DM Cove, LLC, an Iowa limited liability company.



Susan K Meyer
Signature of Notary Public

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on Feb 7, 2022, by Jeff Domeyer, as Manager, of DM Cove, LLC, an Iowa limited liability company.



Susan K Meyer
Signature of Notary Public