

Recorded: 2/18/2022 at 2:23:53.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$735.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 568

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: Timothy and Amber Andrews, 306 S. Wine Street, Earlville, IA 52041

Return Document To: Timothy and Amber Andrews, 306 S. Wine Street, Earlville, IA 52041

Grantors: Brad J. Tucker aka Brad Tucker and Mandy M. Mahoney aka Mandy Mahoney

Grantees: Timothy J. Andrews and Amber L. Andrews

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Four Hundred Sixty Thousand Dollar(s) and other valuable consideration, Brad J. Tucker aka Brad Tucker, a single person, and Mandy M. Mahoney aka Mandy Mahoney, a single person, do hereby Convey to Timothy J. Andrews and Amber L. Andrews, 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:

Lot One (1), Two (2), Three (3), Four (4), Five (5), and Six (6), Block Nine (9), Earlville, formerly Nottingham, Iowa, according to plat recorded in Book I, L.D., Pages 346-347; also all of the alley in said Block Nine (9)

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.

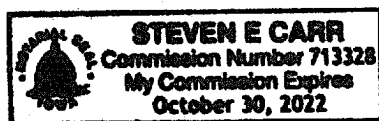
Dated: February 11, 2022.

Brad J. Tucker aka Brad Tucker, Grantor

Mandy M. Mahoney aka Mandy Mahoney,
Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on February 11, 2022 by Brad J. Tucker aka Brad Tucker, a single person, and Mandy M. Mahoney aka Mandy Mahoney, a single person.



Signature of Notary Public