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Document 2022 1225 Type 03 001 Pages 1
Date 4/18/2022 Time 9:56:37AM
Rec Amt \$7.00 Aud Amt \$5.00
Rev Transfer Tax \$399.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return To: Quinton Fellingner and Breanna Adams, 3341 Goose Hill Road, Hopkinton, IA 52237
Taxpayer: Quinton Fellingner and Breanna Adams, 3341 Goose Hill Road, Hopkinton, IA 52237
Preparer: Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164



WARRANTY DEED JOINT TENANCY

For the consideration of Two Hundred Fifty Thousand Dollar(s) and other valuable consideration, Mark L. Welter and Diane M. Welter, husband and wife, do hereby Convey to Quinton D. Fellingner and Breanna E. Adams, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Parcel 2021-141 In Part Of The Northeast Quarter Of The Northwest Quarter Of Section 25, Township 87 North, Range 3 West Of The 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2021, Page 4286

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: April 15, 2022

Mark L. Welter
Mark L. Welter, Grantor

Diane M. Welter
Diane M. Welter, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on April 15, 2022 by
Mark L. Welter and Diane M. Welter, husband and wife.

[Signature]
Signature of Notary Public

