

Recorded: 4/21/2022 at 11:08:39.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$255.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 1269

Return To: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644
Taxpayer: Tyler J. Geers, and Rebecca M. Geers, 1108 Doctor Street, Manchester, IA 52057
Preparer: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644,
Phone: 319-334-3704

WARRANTY DEED

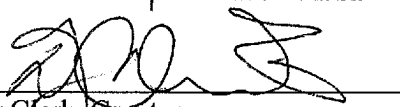
For the consideration of One Dollar(s) and other valuable consideration, Dorr Clark and Joy Clark, husband and wife, do hereby Convey to Tyler J. Geers and Rebecca M. Geers, as husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

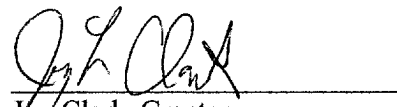
**Lot Four (4) of Block A of School Sub-Division in the City of Manchester,
Iowa, according to plat recorded in Book 2 Plats, Pages 95-96.**

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.

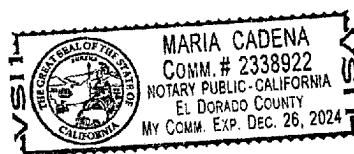
Dated: April 11, 2022.


Dorr Clark, Grantor


Joy Clark, Grantor

STATE OF CALIFORNIA, COUNTY OF El Dorado

This record was acknowledged before me on April 11, 2022
by Dorr Clark and Joy Clark, husband and wife.




Signature of Notary Public