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Rec Amt \$7.00 Aud Amt \$5.00

Rev Transfer Tax \$399.20

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA



### WARRANTY DEED - JOINT TENANCY

Return to: Kaleb J. Payne and Nicole A. Payne, 701 E. Main Street, Manchester, IA 52057

Preparer: Kevin T. Deeny, 2100 Asbury Road, Suite 2, Dubuque, IA 52001, (563) 582-7980

Taxpayer: Kaleb J. Payne and Nicole A. Payne, 701 E. Main Street, Manchester, IA 52057

For the consideration of \_\_\_\_\_ Ten \_\_\_\_\_ Dollar(s) and other valuable consideration, Jodi A. Ferrin and Bonnie L. Johnson, a married couple,

\_\_\_\_\_ do hereby Convey to  
Kaleb J. Payne and Nicole A. Payne, 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:

Lots One Hundred Seventy One (171), One Hundred Seventy Two (172), and Two Hundred Twenty Two (222), Manchester, Iowa, and all that part of Reynolds Street lying South of Main Street, and all that part of Delaware Street lying East of the West line of Reynolds Street, and the alley lying between said Lots One Hundred Seventy One (171) and One Hundred Seventy Two (172), all as shown on plat recorded in Book I L.D., Page 284.

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 on April 29<sup>th</sup> 2022

Jodi A. Ferrin

Jodi A. Ferrin (Grantor)

Bonnie L. Johnson

Bonnie L. Johnson (Grantor)

STATE OF IOWA, COUNTY OF Clayton

This record was acknowledged before me on April 29<sup>th</sup> 2022, by Jodi A. Ferrin and Bonnie L. Johnson



Heather A. Hiemes  
Signature of Notary Public