

Recorded: 5/18/2022 at 3:38:18.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$87.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 1602

**WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet**

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: Andrew J. Heims and Mackayla Heims, 500 Kane Street, Manchester, IA 52057

Return Document To: Andrew J. Heims, 500 Kane Street, Manchester, IA 52057

Grantors: James R. McGraw and Diana L. McGraw

Grantees: Andrew J. Heims and Mackayla Heims

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Ten Dollar(s) and other valuable consideration, James R. McGraw and Diana L. McGraw, husband and wife, do hereby Convey to Andrew J. Heims and Mackayla Heims, 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:

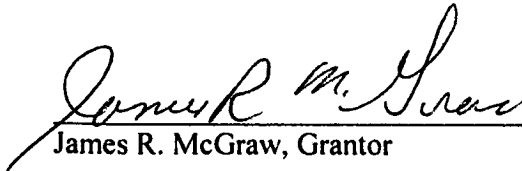
Lot Eight Hundred Sixty Seven (867), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284.

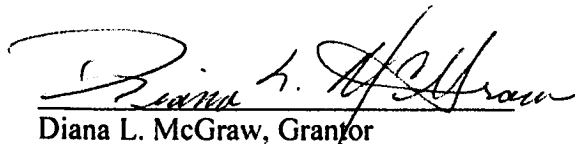
This deed is given in fulfillment of the real estate contract filed March 28, 2019 in Book 2019, Page 653 in the Delaware County, Iowa Recorder's office.

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.

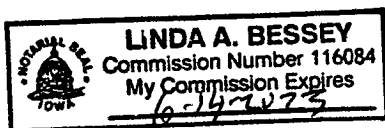
Dated: 5-13-22



James R. McGraw, Grantor


Diana L. McGraw, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 13, 2022 by James R. McGraw and Diana L. McGraw, husband and wife.




Signature of Notary Public