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Document 2022 1723 Type 03 001 Pages 2

Date 6/02/2022 Time 8:28:18AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$415.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**WARRANTY DEED
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: Thomas J. Steffen, 265 Meadow Brook Trail, Manchester, Iowa 52057

X Return Document To: Thomas J. Steffen, 265 Meadow Brook Trail, Manchester, Iowa 52057

Grantors: Wesley D. Schulte and Jamie Schulte

Grantees: Thomas J. Steffen

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

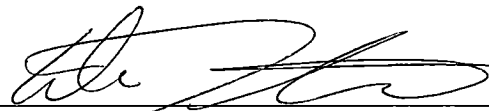
For the consideration of Two Hundred Fifty-Nine Thousand Nine Hundred Dollar(s) and other valuable consideration, Wesley D. Schulte and Jamie Schulte, husband and wife, do hereby Convey to Thomas J. Steffen, the following described real estate in Delaware County, Iowa:

Lot Thirteen (13) of Meadow Brook Trail Addition No. 2 A Subdivision Of Lot 1
And Lot 2 Of Block 2 Of Meadow Brook Trail Addition SE1/4 - SE 1/4, Sec. 28,
T89N, R5W Of The 5th P.M., City of Manchester, Delaware County, Iowa,
according to plat recorded in Book 2022, Page 765

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: June 2, 2022.


Wesley D. Schulte, Grantor


Jamie Schulte, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 2, 2022 by
Wesley D. Schulte and Jamie Schulte, husband and wife.


Signature of Notary Public

