

Recorded: 6/6/2022 at 11:50:30.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 1760

Return To: 117 North Washington Street, LLC, P O Box 544, Edgewood, IA 52042
Taxpayer: 117 North Washington Street, LLC, P O Box 544, Edgewood, IA 52042
Preparer: Patrick B. Dillon, 209 E 1st Street, Sumner, IA 50674, Phone: 563 578-1850



**WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)**

For the consideration of One Dollar(s) and other valuable consideration, DHM Properties, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to 117 North Washington Street, LLC, a limited liability company organized and existing under the laws of Iowa, the following described real estate in Clayton County, Iowa:

Parts of Lots Eleven (11) and Twelve (12) of Block Two (2) of Yankee Settlement Center, now a part of the Incorporated Town of Edgewood, in Clayton County, Iowa, described as: Commencing at a point Twenty-four (24) feet South of the Northwest Corner of Block Two (2), thence South Twenty-four (24) feet, thence East to the East line of said Lot Eleven (11), thence North Twenty-four (24) feet on the East line of said Lot Eleven (11), thence West to the place of beginning

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: 6/3/22

DHM Properties, LLC, an Iowa limited liability company

By Holly Marie Moorman
Holly Marie Moorman, Manager

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on June 3, 2022,
by Holly Marie Moorman, as Manager, of DHM Properties, LLC a limited liability company.

Kristen M. Arthur
Signature of Notary Public

