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Rev Transfer Tax \$447.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: Jeffrey A. Trannel, 1154 Iowa St., Dubuque, IA 52001, Phone: (563) 557-7360

Taxpayer Information: John P. Hershberger and Kathryn Hershberger, 34048 Hilton Road, Edgewood, Iowa 52042

Return Document To: John P. Hershberger and Kathryn Hershberger, 34048 Hilton Road, Edgewood, Iowa 52042

Grantor: Joshua D. Lansing

Grantees: John P. Hershberger and Kathryn Hershberger

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

202
Roberts + Elder PC
3379 Forestview Ave Suite 4
Independence IA 50644



WARRANTY DEED JOINT TENANCY

For the consideration of Ten Dollars and other valuable consideration, Joshua D. Lansing, a single person, does hereby Convey to John P. Hershberger and Kathryn Hershberger, 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:

SEE ATTACHED.

Grantor does Hereby Covenant with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that he 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 grantor Covenants 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.

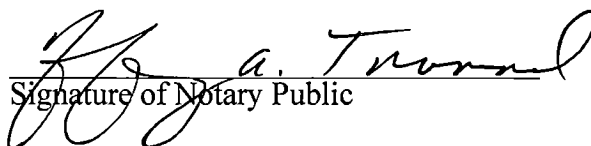
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

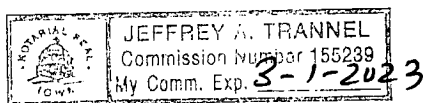
Dated: July 14, 2022.


Joshua D. Lansing, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on July 14th, 2022 by Joshua D. Lansing, a single person.


Signature of Notary Public



The Northwest Quarter (NW¼) of the Northwest Quarter (NW¼) of Section One (1), Township Eighty Seven (87) North, Range Four (4), West of the Fifth P.M., except road, and also except that part described as commencing at the Southwest corner of the Northwest Quarter (NW¼) of said Section One (1), thence North one thousand five hundred eighty three and sixty eight hundredths (1583.68) feet along the West line of the Northwest Quarter (NW¼) of said Section One (1) to the point of beginning, thence North four hundred two and sixty-six hundredths (402.66) feet along the West line of the Northwest Quarter (NW¼) of said Section One (1), thence North 86° 47' 20" East five hundred fifteen and thirty eight hundredths (515.38) feet, thence South 5° 44' 20" East four hundred thirteen and two-tenths (413.2) feet, thence South 87° 53' 50" West five hundred fifty six and twenty seven hundredths (556.27) feet to the point of beginning, and also except any part included in Parcel 2014-04 part of the NW1/4 NW1/4 & part of the SW1/4 NW1/4, Section 1, T87N, R4W of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2014, Page 482, and Amended Plat recorded in Book 2014, Page 1850.