

Recorded: 7/22/2022 at 10:23:50.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 2222

Return To: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, Iowa 50644
Taxpayer: Robert J. Francois Revocable Trust U/A dated July 21, 2022, 200 McCarren Dr., Manchester, IA 52057
Preparer: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644,
Phone: 319-334-3704

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Robert J. Francois and Olive Ann Francois, husband and wife, do hereby Convey to the Robert J. Francois Revocable Trust U/A dated July 21, 2022, the following described real estate in Delaware County, Iowa:

The Northwest Quarter (NW ¼) of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) and the North one-half (N ½) of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW ¼) of Section 27, Township 89 North, Range 6, West of the 5th P.M.

*This deed is exempt according to Iowa Code 428A.2(21).

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.

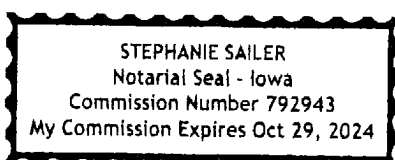
Dated: July 21, 2022.

Robert J. Francois
Robert J. Francois, Grantor

Olive Ann Francois
Olive Ann Francois, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 21, 2022 by Robert J. Francois and Olive Ann Francois, husband and wife.



Stephanie Sailer
Signature of Notary Public