

Recorded: 7/27/2022 at 3:53:05.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$8.43
Combined Fee: \$25.43
Revenue Tax: \$274.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 2261

**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: James H. Leytem and Brittany K. Leytem, 702 Anderson St, Manchester, IA 52057

Return Document To: James H. Leytem and Brittany K. Leytem, 702 Anderson St, Manchester, IA 52057

Grantors: Dennis R. Routier and Kay M. Routier

Grantees: James H. Leytem and Brittany K. Leytem

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, Dennis R. Routier and Kay M. Routier, husband and wife, do hereby Convey to James H. Leytem and Brittany K. Leytem, 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:

That part of Lot Eight (8) of the Subdivision of the Southwest Quarter (SW 1/4) and the South one-half (S 1/2) of the Northwest Quarter (NW 1/4) of Section Twenty Eight (28), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M., according to plat recorded in Book A Plats, Page 4, described as beginning at a point on the East line of said Lot Eight (8) that is one hundred ninety three (193) feet North of the South line of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty Eight (28), and running thence North seventy two (72) feet, thence West to the West line of said Lot Eight (8), thence South seventy two (72) feet, thence East to the point of beginning, except the East seven and five tenths (7.5) feet thereof.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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.

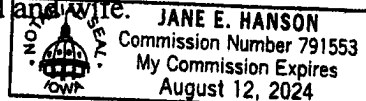
Dated: July 23, 2022.

Dennis R. Routier
Dennis R. Routier, Grantor

Kay M. Routier
Kay M. Routier, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 23, 2022 by Dennis R. Routier and Kay M. Routier, husband and wife.



Jane E. Hanson
Signature of Notary Public