

Recorded: 8/15/2022 at 3:09:21.0 PM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$239.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 2419

PREPARER: Nick Strittmatter 123 East First Street PO Box 229 Monticello, IA 52310 Ph 319-465-3531
TAX INFO: Eric D. Weatherwax, 402 5th Street, Delhi, IA 52223
RETURN TO: Heritage Bank, Attn: Tammy Danover, 402 Franklin Street, Delhi, IA 52223

WARRANTY DEED

For the consideration of one dollar (\$1.00)----- and other valuable consideration, Jeffrey P. Freiburger and Angie L. Freiburger, husband and wife, do hereby convey to Eric D. Weatherwax, a single man the following described real estate in Delaware County, Iowa:

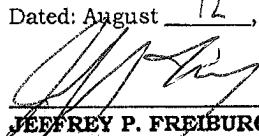
Lot One (1) of Freiburger's Second Subdivision, A Subdivision Of Lot 7, Block 8, Except the North 50' Thereof, And That Portion of Market Street South Of Lot 7, Block 8 And North Of Lot 6, Block 16, City of Delhi, Iowa, according to plat recorded in Book 2022, Page 1669

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.

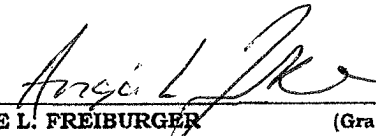
Grantors do hereby covenant with grantee, and successors-in-interest, that grantors hold the real estate by title in fee simple; that grantors have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above 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: August 12, 2022.



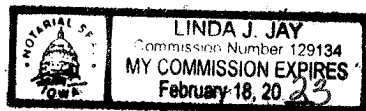
JEFFREY P. FREIBURGER (Grantor)

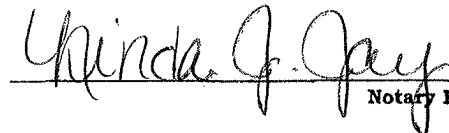


ANGIE L. FREIBURGER (Grantor)

STATE OF IOWA, COUNTY OF Delaware, s

On this 12th day of August, 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Jeffrey P. Freiburger and Angie L. Freiburger, husband and wife, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.





Notary Public