

Recorded: 8/15/2022 at 3:55:42.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$18.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 2422

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Carolyn C. Davis, 225 1st Ave East, Dyersville, IA 52040, Phone: 563-875-9112

Taxpayer Information: Richard Bruggemann, 1450 290th Avenue, Dyersville, IA 52040

Return Document To: Carolyn C. Davis, 225 1st Ave East, Dyersville, IA 52040

Grantors: Martin J. Kelsey

Grantees: Richard Bruggemann

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Martin J. Kelsey, a single person, does hereby Convey to Richard Bruggemann, a single person, the following described real estate in Delaware County, Iowa:

Lot Five (5) of the Subdivision of Lot One (1) in the Northwest Quarter (NW¼) of the Northwest Quarter (NW¼) of Section Four (4), Township Eighty Nine (89) North, Range Three (3), West of the Fifth P.M., according to plat recorded in Book 2 Plats, Page 6

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.

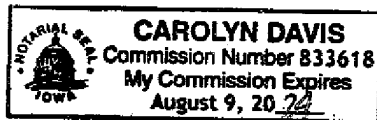
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.


Dated: AUGUST 15, 2022


Martin J. Kelsey, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on AUGUST 15, 2022 by
Martin J. Kelsey, single.




Signature of Notary Public