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Date 9/23/2022 Time 3:40:59PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$239.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**WARRANTY DEED
Recorder's Cover Sheet**

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: Ryan T. King, 1126 N. 2nd Street, Manchester, Iowa 52057

Return Document To: Ryan T. King, 1126 N. 2nd Street, Manchester, Iowa 52057

Grantors: Arthur A. Schaul and Elizabeth A. Schaul

Grantees: Ryan T. King

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, Arthur A. Schaul and Elizabeth A. Schaul, husband and wife, do hereby Convey to Ryan T. King, a single person, the following described real estate in Delaware County, Iowa:

The East one-half (E 1/2) of the South one-half (S 1/2) of Lot Thirteen (13) of Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1

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.

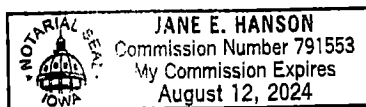
Dated: September 23, 2022.

Arthur A. Schaul by Elizabeth A. Schaul As
Agent, Grantor

Elizabeth A. Schaul, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on September 23, 2022 by Arthur A. Schaul and Elizabeth A. Schaul, husband and wife.



Signature of Notary Public