

Recorded: 10/13/2022 at 11:17:04.0 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: 3091

---

**Preparer Information:** Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644, Phone: (319) 334-3704

**Taxpayer Information:** Margaret A. McNamara Revocable Trust U/A dated October 13, 2022, 109 Franklin Street, PO Box 126, Ryan, IA 52330

**Return Document To:** Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644

---

### WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Margaret A. McNamara, an unmarried widow, does hereby convey to the Margaret A. McNamara Revocable Trust U/A dated October 13, 2022, the following described real estate situated in Delaware County, Iowa.

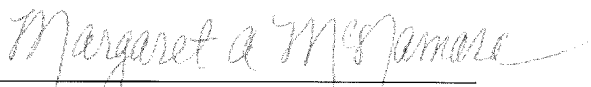
**The South one-half (S ½) of Lot Four (4), and the South one-half (S ½) of the West one-half (W ½) of Lot Five (5), all in Block Two (2), Ryan, Iowa.**

\* 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.

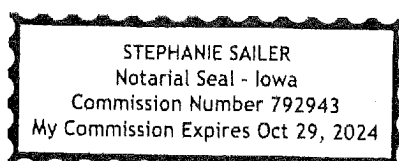
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

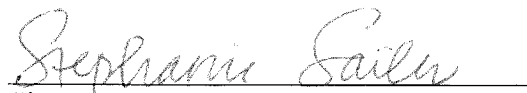
Dated: October 13, 2022

  
Margaret A. McNamara (Grantor)

STATE OF IOWA, COUNTY OF BUCHANAN

This record was acknowledged before me on the 13<sup>th</sup> day of October, 2022, by Margaret A. McNamara, an unmarried widow.



  
Signature of Notary Public