



Book 2022 Page 3182

Document 2022 3182 Type 03 001 Pages 2

Date 10/24/2022 Time 2:28:01PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$23.20

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: Brett A. Welcher and Mikki L. Dohlman, 2001 240th Street, Manchester, Iowa 52057

Return Document To: Brett A. Welcher and Mikki L. Dohlman, 2001 240th Street,
X Manchester, Iowa 52057

Grantors: Victor Boeding and Leann Miller

Grantees: Brett A. Welcher and Mikki L. Dohlman

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, Victor Boeding and Leann Miller, husband and wife, do hereby Convey to Brett A. Welcher and Mikki L. Dohlman, 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:

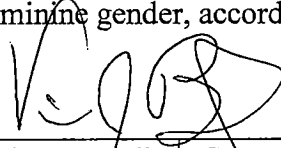
Lot Eight (8) of Houlihan's Bailey Ford Subdivision A Subdivision Of Parcel C Of The Southeast Quarter (SE1/4) Of The Southeast Quarter (SE1/4), Section Ten (10), And The Subdivision Of The West 1/4 Of The Southwest Quarter (SW1/4) Of The Southwest Quarter (SW1/4) of Section Eleven (11), All In Township Eighty-Eight North (T88N), Range Five West (R5W) Of The Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 1999, Page 4249.

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.

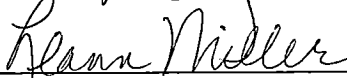
Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; 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: October 12, 2022.



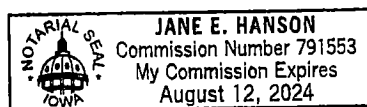
Victor Boeding, Grantor




Leann Miller, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on October 12, 2022 by Victor Boeding and Leann Miller, husband and wife.





Signature of Notary Public