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Document 2022 3381 Type 03 001 Pages 2
Date 11/10/2022 Time 10:45:07AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$29.60

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**TRUSTEE WARRANTY DEED
Recorder's Cover Sheet**

Preparer Information: Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164

Taxpayer Information: Loren and Mary Voelker, 521 Williams Street, Manchester, IA 52057

Return Document To: Loren and Mary Voelker, 521 Williams Street, Manchester, IA 52057

Grantors: Kyla Klosterman as trustee of Keith D. and Earlene J. Thompson Revocable Trust

Grantees: Loren W. Voelker and Mary E. Voelker

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



TRUSTEE WARRANTY DEED

For the consideration of Nineteen Thousand Dollar(s) and other valuable consideration, Kyla Klosterman, Trustee of Keith D. and Earlene J. Thompson Revocable Trust, does hereby Convey to Loren W. Voelker and Mary E. Voelker, 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 Five (5), except the South sixty two (62) feet thereof, and the South thirty three (33.0) feet of Lot Seven (7) of the Subdivision of Lot Eleven (11) of the Subdivision of the Southwest Quarter (SW¼) and the South one-half (S½) of the Northwest Quarter (NW¼) of Section Twenty Eight (28), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian, according to plat recorded in Book A Plats, Page 47

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.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

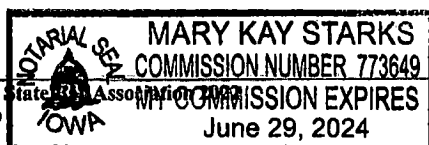
Dated: November 8, 2022

Keith D. and Earlene J. Thompson Revocable Trust

By Kyla Klosterman
Kyla Klosterman, as Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 8, 2022
by Kyla Klosterman, Trustee of the above-entitled trust.



Mary Kay Starks
Signature of Notary Public