

Recorded: 11/30/2022 at 2:28:04.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$207.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 3524

Return To: Michael J. and Ruth A. Finnell, 216 Maple St, Earlville, IA 52041
Taxpayer: Michael J. and Ruth A. Finnell, 216 Maple St, Earlville, IA 52041
Preparer: Todd J. Locher, 202 2nd Avenue NW, PO Box 7, Farley, IA 52046, Phone: 563-744-3359



TRUSTEE WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Michael T. Weber and Randall R. Weber, Co-Trustees of Marilyn A. Weber Trust Agreement Dated November 25, 2006, As Amended, does hereby Convey to Michael J. Finnell and Ruth Ann Finnell, 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:

Lots Eight (8), and Nine (9), Block Seven (7), Pitkins Addition to Nottingham, now the incorporated Town of Earlville, Iowa, according to plat recorded in Book I, L.D., Page 456&c.

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: 11-18-2022.

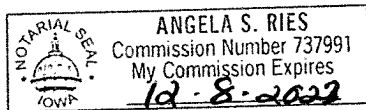
Marilyn A. Weber Trust Agreement Dated
November 25, 2006, As Amended

By Michael T. Weber
Michael T. Weber, as Trustee

By Randall R. Weber
Randall R. Weber, as Trustee

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on 11-18-2022,
by Michael T. Weber, Trustee of the above-entitled trust.



Angela S. Ries
Signature of Notary Public

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on 11-18-2022,
by Randall R. Weber, Trustee of the above-entitled trust.



Angela S. Ries
Signature of Notary Public

