



Book 2023 Page 204

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Rec Amt \$17.00 Aud Amt \$5.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

200
Sullivan + Coburn
1002 1st St E
Independence IA

Return To: Rodney Trimble, 306 Woodland Drive, Hazleton, IA 50641
Taxpayer: Rodney Trimble, 306 Woodland Drive, Hazleton, IA 50641
Preparer: John C. Compton, 116 1/2 W. Mission St., PO Box 8, Strawberry Point, IA 52076,
Phone: 563-933-4334



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Regina Miles and Kevin Miles, wife and husband, do hereby Convey to Rodney Trimble, single, following described real estate in Delaware County, Iowa:

See Attached Addendum.

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.

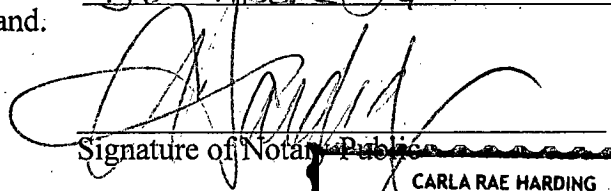
Dated: 12.26.2022

Regina Miles, Grantor

Kevin Miles, Grantor

STATE OF CO, COUNTY OF WELD

This record was acknowledged before me on DECEMBER 26TH 2022 by Regina Miles and Kevin Miles, wife and husband.



Signature of Notary Public

CARLA RAE HARDING
NOTARY PUBLIC - STATE OF COLORADO
NOTARY ID 20224038084
MY COMMISSION EXPIRES SEP 29, 2026

ADDENDUM

Parcel 2022-43 being part of the Northeast Quarter of the Northwest Quarter (NE $\frac{1}{4}$ -NW $\frac{1}{4}$) and part of the Southeast Quarter of the Northwest Quarter (SE $\frac{1}{4}$ -NW $\frac{1}{4}$), all in Section 8, Township 90 North, Range 6 West of the Fifth Principal Meridian, Delaware County, Iowa, according to Plat recorded at Book 2022, Page 966 of the records of Delaware County, Iowa;

AND

A twenty (20) foot wide easement for ingress and egress located in the North two (2) rods of the Northwest Quarter of the Southwest Quarter (NW $\frac{1}{4}$ -SW $\frac{1}{4}$) in the North two (2) rods of the Northeast Quarter of the Southwest Quarter (NE $\frac{1}{4}$ -SW $\frac{1}{4}$) and in the Southeast Quarter of the Northwest Quarter (SE $\frac{1}{4}$ -NW $\frac{1}{4}$), all in Section Eight (8), Township Ninety (90) North, Range Six (6) West of the Fifth Principal Meridian, Delaware County, Iowa, according to the Plat in Book 2008, Page 207 of the records of Delaware County, Iowa.

This Deed is exempt according to Iowa Code 428.A.2(10).