

Recorded: 2/27/2023 at 9:39:52.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$211.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 418

Taxpayer & Return To: David Michael & Jenny Rebecca Montgomery, 1041 Sherman Ave, Manchester, IA 52057
Preparer: Hillary J. Friedmann, 510 Herder St., P.O. Box 843, Guttenberg, IA 52052, Phone: 563-329-0570



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Kelcee Amling, a single person, does hereby Convey to David Michael Montgomery and Jenny Rebecca Montgomery, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

The Northeast Quarter (NE 1/4) of Lot Twenty One (21) of Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 4 L.D., Pages 484-485

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.

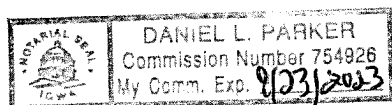
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: 2/26/23

Kelcee Amling
Kelcee Amling, Grantor

STATE OF IOWA, COUNTY OF Clayton

This record was acknowledged before me on Feb 26, 2023 by Kelcee Amling.



Daniel Parker
Signature of Notary Public