

Recorded: 3/9/2023 at 12:10:19.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.32
Combined Fee: \$20.32
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 531

Return To: Jeffrey P. Taylor, 401 Old Marion Rd NE, PO Box 10020, Cedar Rapids, IA 52410
Taxpayer: Christopher A. Robinson, 413 North St., Ryan, IA 52330
Preparer: Jeffrey P. Taylor, 401 Old Marion Rd NE, PO Box 10020, Cedar Rapids, IA 52410,
Phone: 3193957400



TRUSTEE WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Marilyn Robinson Meline, Sole Surviving Trustee of the Harry and Marilyn Meline Trust Dated 12/19/2017, does hereby Convey to Christopher A. Robinson, a single person, and Hilary B. Roy, a married person, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

The Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Seven (7), Township Eighty Seven (87) North, Range Six (6), West of the Fifth Principal Meridian, Delaware County, Iowa. Subject to easements, covenants, conditions and restrictions of record.

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.

This deed is exempt according to Iowa Code 428A.2(15).

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;

7 The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Marilyn R Meline
Marilyn/Robinson Meline, Affiant

Signed and sworn to (or affirmed) before me on March 1, 2023, by Marilyn Robinson Meline, sole surviving Trustee of the Harry and Marilyn Meline Trust.

[Signature]
Signature of Notary Public

