

Recorded: 3/17/2023 at 3:16:20.0 PM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$279.20  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2023 PG: 601

**Return To:** Peggy A. Rahe, 1007 Longfellow Dr., Hiawatha, IA 52233  
**Taxpayer:** Michael and Andrea Carroll, 510 Franklin St., Ryan, IA 52230  
**Preparer:** Mark A. Roeder, 119 E. Main St., Manchester, IA 52057-1736, Ph. (563) 927-2782



**WARRANTY DEED  
(CORPORATE GRANTOR)**

For the consideration of Ten Dollar(s) and other valuable consideration, Peace Lutheran Church, a corporation organized and existing under the laws of Iowa, f/k/a German Lutheran Congregation of Ryan f/k/a German Evangelical Lutheran Friedens Gemeinde of Iowa Synod at Ryan, does hereby Convey to Michael J. Carroll and Andrea L. Carroll, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lots Seven (7) and Eight (8), Block Sixteen (16), Ryan, Iowa, according to plat recorded in Book 1 Plats, Page 42, except that part described as commencing at the Northeast corner of said Lot Eight (8), thence South eight (8) feet, thence West one hundred sixteen (116) feet, thence Northwesterly to the Northwest corner of said Lot Seven (7), thence East one hundred thirty two (132) feet to the point of beginning.

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 § 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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

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

Dated: March 13, 2023

Peace Lutheran Church, an Iowa corporation,  
f/k/a German Lutheran Congregation of Ryan  
f/k/a German Evangelical Lutheran Friedens  
Gemeinde of Iowa Synod at Ryan

By Roger Patton  
Roger Patton, President

STATE OF IOWA, COUNTY OF DELAWARE ) ss:

This record was acknowledged before me on the 13 day of March 2023 by Roger Patton, as President, of Peace Lutheran Church an Iowa corporation.



Mark A. Roeder  
Signature of Notary Public

Dated: March 13, 2023

Peace Lutheran Church, an Iowa corporation,  
f/k/a German Lutheran Congregation of Ryan  
f/k/a German Evangelical Lutheran Friedens  
Gemeinde of Iowa Synod at Ryan

By Norman Voelker  
Norman Voelker  
Chairperson, Parsonage Committee

STATE OF IOWA, COUNTY OF DELAWARE ) ss:

This record was acknowledged before me on the 13 day of March 2023 Norman Voelker, as Chairperson, Parsonage Committee, of Peace Lutheran Church an Iowa corporation.



Mark A. Roeder  
Signature of Notary Public