

Recorded: 3/23/2023 at 11:13:03.0 AM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$239.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 624

COURT OFFICER DEED
Recorder's Cover Sheet

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: Peter Sprague and Monika Sprague, 1122 N 2nd Street, Manchester, IA 52057

Return Document To: Peter Sprague and Monika Sprague, 1122 N 2nd Street, Manchester, IA 52057

Grantors: Estate of Elizabeth A. Schaul

Grantees: Peter Sprague and Monika Sprague

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

Estate of Elizabeth A. Schaul, deceased

now pending in the Iowa District Court in and for Delaware County. Case No. ESPR006731

Pursuant to the authority and power vested in the undersigned, and in consideration of Ten Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Peter Sprague and Monika Sprague, 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:

The North seventy two (72.0) feet of the East one-half (E 1/2) of Lot Fourteen (14), Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1

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.

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

Dated: March 13, 2023.

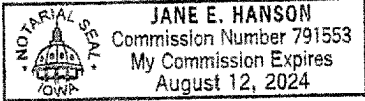
Carol Ann Schneiter
Carol Ann Schneiter

Mary Lou Gudenkauf
Mary Lou Gudenkauf

As Co-Executors in the above entitled estate or cause.

STATE OF IOWA, COUNTY OF DELAWARE, ss:

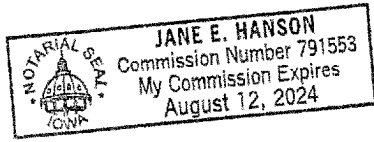
This record was acknowledged before me on March 13, 2023, by Carol Ann Schneiter as Executor of Estate of Elizabeth A. Schaul.



Jane E. Hanson
Signature of Notary Public

STATE OF IOWA, COUNTY OF DELAWARE, ss:

This record was acknowledged before me on March 13, 2023, by Mary Lou Gudenkauf as Executor of Estate of Elizabeth A. Schaul.



Jane E. Hanson
Signature of Notary Public