

Recorded: 4/27/2023 at 3:57:10.0 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: 905

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: John C. Compton, 116 1/2 W. Mission St., PO Box 8, Strawberry Point, IA 52076, Phone: 563-933-4334

Taxpayer Information: Floyd A. and Gwenlyn Sampson, 1005 290th Avenue, Colesburg, IA 52035

Return Document To: Floyd A. Sampson, 1005 290th Avenue, Colesburg, IA 52035

Grantors: Floyd A. Sampson and Gwenlyn Sampson

Grantees: Floyd A. Sampson and Gwenlyn Sampson

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Floyd A. Sampson and Gwenlyn Sampson, husband and wife, do hereby Convey to Floyd A. Sampson and Gwenlyn Sampson, 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 Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) and Lot Two (2) of the Southwest Quarter of the Northeast Quarter (SW ¼-NE¼) all in Section Six (6), Township Ninety North (T90N), Range Three (3) West of the 5th P.M. in Delaware County, Iowa. Subject to easements of record.

The North Fractional one-half (Nfr ½) of the Northeast Quarter (NE ¼), and the Northeast fractional Quarter (NEfr ¼) of the Northwest Quarter (NW ¼), and the South one-half (S ½) of the Northwest fractional Quarter (NWfr ¼) of the Northwest Quarter (NW ¼), and the Southwest fractional Quarter (SWfr ¼) of the Northwest Quarter (NW ¼), all in Section Six (6), Township Ninety (90) North, Range Three (3), West of the Fifth P.M.

This deed is exempt according to Iowa Code 428A.2(11).

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: April 27, 2023

Floyd Sampson
Floyd A. Sampson, Grantor

Gwenlyn Sampson
Gwenlyn Sampson, Grantor

STATE OF IOWA, COUNTY OF CLAYTON

This record was acknowledged before me on April 27, 2023 by
Floyd A. Sampson and Gwenlyn Sampson, husband and wife.


JOHN C COMPTON
Commission Number 129361
My Commission Expires
2-31-2025

John C Compton
Signature of Notary Public