

Recorded: 5/2/2023 at 8:02:20.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$163.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 942

Return To & Taxpayer: Devon M. Grabbe, 305 Hubbard Street, Colesburg, IA 52035
Preparer: Gary L Mick, 318 South River Park Dr, Guttenberg, IA 52052, Phone: 563-252-1733

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Judith E. Olson, unmarried, does hereby Convey to Devon M. Grabbe, the following described real estate in Delaware County, Iowa:

That part of Lot Sixteen (16) of the Subdivision of the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) of Section Four (4), Township Ninety (90) North, Range Three (3), West of the Fifth P.M., according to Amended and Corrected Plat of Incorporated Town of Colesburg recorded in Book 1 Plats, Pages 73-86, described as commencing at a point on the North line of said Lot Sixteen (16) two hundred four (204.0) feet East of the Northwest corner of said Lot Sixteen (16), thence South one hundred twenty five (125) feet and four (4) inches, thence East sixty (60.0) feet, thence North one hundred twenty five (125) feet and four (4) inches, thence West sixty (60.0) 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 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.

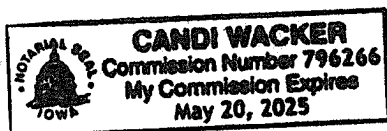
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: April 21 2023

Judith E. Olson
Judith E. Olson, Grantor

STATE OF IOWA, COUNTY OF Emmet

This record was acknowledged before me on April 21st, 2023 by Judith E. Olson.



Candi Wacker
Signature of Notary Public