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Document 2023 1047 Type 03 001 Pages 2  
Date 5/15/2023 Time 11:23:55AM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$58.40

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**WARRANTY DEED  
Recorder's Cover Sheet**

**Preparer Information:** Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164

**Taxpayer Information:** Brooks Eglseder, 23853 Horseshoe Road, Edgewood, IA 52042

✕ **Return Document To:** Brooks Eglseder, 23853 Horseshoe Road, Edgewood, IA 52042

**Grantors:** Kevin M. Kleis and Sarah Kleis

**Grantees:** Brooks Eglseder

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED

For the consideration of Thirty-Seven Thousand Dollar(s) and other valuable consideration, Kevin M. Kleis and Sarah Kleis, husband and wife, do hereby Convey to Brooks Eglseder, the following described real estate in Delaware County, Iowa:

That part of the Northwest Quarter (NW¼) of the Northwest Quarter (NW¼) of Section Two (2), Township Ninety (90) North, Range Five (5), West of the Fifth P.M. described as commencing at a point forty four (44) feet West and thirty three (33) feet South of the Northeast corner of said Northwest Quarter (NW¼) of the Northwest Quarter (NW¼), and running thence West forty four (44) feet, thence South one hundred twenty five (125) feet, thence East forty four (44) feet, thence North one hundred twenty five 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.

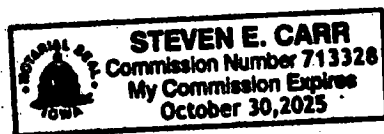
Dated: May 10, 2023

Kevin M. Kleis, Grantor

Sarah Kleis, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 10, 2023 by Kevin M. Kleis and Sarah Kleis.



Signature of Notary Public