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Document 2023 1129 Type 03 001 Pages 1
Date 5/23/2023 Time 3:05:10PM
Rec Amt \$12.00* Aud Amt \$5.00
Rev Transfer Tax \$288.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return To/Taxpayer: Jennifer A. Dalton, 513 E. Butler St., Manchester, IA 52057

09038409

Preparer: Benjamin M. Lange, Swisher & Cohrt, PLC, 222 1st Street East, Independence, IA 50644 (319) 334-4488

WARRANTY DEED - JOINT TENANCY

For the consideration of one Dollar(s) and other valuable consideration, Sara E. Hamm, a single person, does hereby Convey to Jennifer A. Dalton and Amy J. Dalton, a married couple, as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, the following described real estate in **Delaware** County, Iowa:

Lot Fifty Three (53), Manchester, Iowa, according to play recorder in Book I L.D., Page 284.

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.

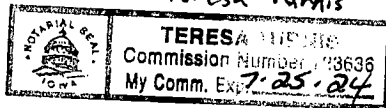
Dated: May 18th, 2023.

Sara E. Hamm (Grantor)

STATE OF IOWA, COUNTY OF Delaware ss.

This record was acknowledged before me this 18th day of May, 2023, by Sara E. Hamm.

Signature of Notary Public



commission number
723636