

Recorded: 5/24/2023 at 12:07:49.0 PM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2023 PG: 1137



Book 2023 Page 1115

Document 2023 1115 Type 03 001 Pages 2  
Date 5/22/2023 Time 10:28:45AM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$520.80

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

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Prepared By: Eric W. Johnson, P.O. Box 178, Waterloo, IA 50704-0178 (319)234-1766

After Recording Return To: Eric W. Johnson, P.O. Box 178, Waterloo, IA 50704-0178

(X) Address Tax Statement to: Carol Suzanne Bizzell, 501 Tanglewood Dr., Manchester, IA 52057

This deed is being refiled to correct a scrivener's error in the legal description and is excepted from filing a dov pursuant to **WARRANTY DEED** Iowa Code §428A.2(10).

For the consideration of One (\$1.00) Dollar and other valuable consideration, Bradley J. Davis and Shirley M. Fleuriet-Davis, husband and wife, do hereby Convey to Carol Suzanne Bizzell, the following described real estate in Delaware County, Iowa:

Lot <sup>One (1)</sup> ~~Two (2)~~ of Clemen's First Subdivision - A Subdivision of part of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) Section Twenty-nine (29), Township Eighty-nine North (T89N), Range Five (R5W) of the Fifth Principal Meridian, in the City of Manchester, Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 22.


Subject to restrictions, easements, covenants, ordinances, and limited access provisions of record.

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 §558.69, and therefore this 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.

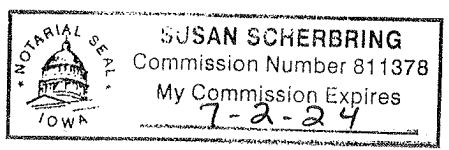
Dated: 5/22/23

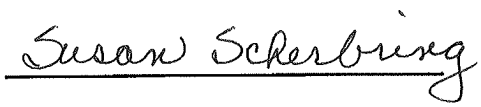
  
Bradley J. Davis

  
Shirley M. Fleuriet-Davis

State of Iowa )  
County of Delaware )ss

This record was acknowledged before me on this 22 day of May, 2023, by  
Bradley J. Davis and Shirley M. Fleuriet-Davis, husband and wife.

  
NOTARIAL SEAL  
SUSAN SCHERBRING  
Commission Number 811378  
My Commission Expires  
7-2-24  
IOWA

  
Susan Scherbring