

Recorded: 6/1/2023 at 2:57:07.0 PM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$199.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 1227

WARRANTY DEED JOINT TENANCY
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: Dawn and Nick Runde, 113 Circle Drive, Manchester, IA 52057

Return Document To: Dawn and Nick Runde, 113 Circle Drive, Manchester, IA 52057

Grantors: Gerald O'Leary and Mary Pat O'Leary

Grantees: Dawn R. Runde and Nick A. Runde

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Hundred Twenty-Five Thousand Dollar(s) and other valuable consideration, Gerald O'Leary and Mary Pat O'Leary, husband and wife, do hereby Convey to Dawn R. Runde and Nick A. Runde, wife and husband as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Nine (9) of Ungs Subdivision of part of Lots Eleven (11), Twelve (12) and Fourteen (14) of the Subdivision of the North one-half (N1/2) of the Southeast Quarter (SE1/4) and South one-half (S1/2) of the Northeast Quarter (NE1/4) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M., according to plat recorded in Book 2 Plats, Pages 70-71

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.

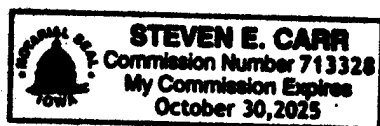
Dated: May 30, 2023

[Signature]
James O'Leary as Agent for
Gerald O'Leary, Grantor

[Signature]
James O'Leary as Agent for
Mary Pat O'Leary, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 30, 2023 by James O'Leary as Agent for Gerald O'Leary.



[Signature]
Signature of Notary Public

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 30, 2023 by James O'Leary as Agent for Mary Pat O'Leary.

[Handwritten Signature]
Signature of Notary Public

