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Document 2023 1330 Type 03 001 Pages 2
Date 6/14/2023 Time 10:43:31AM
Rec Amt \$12.00 Aud Amt \$10.00
Rev Transfer Tax \$383.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PREPARED BY: Elizabeth L. Souer, Shuttleworth & Ingersoll, P.L.C., P.O. Box 2107, Cedar Rapids, IA 52406-2107,
Ph. (319) 365-9461

* Return & Address Tax Statement to: JoAnn Mottet, 206⁵³ 260th St., Delhi, Iowa 52223

TRUSTEE WARRANTY DEED

For the consideration of one dollar (\$1.00) and other valuable consideration, **Ryan Huinker, as Trustee of the Doralee Huinker Trust dated June 20, 2022**, does hereby convey to **JoAnn Mottet, Trustee of the Mottet Family Trust Dated May 1, 2007**, the following described real estate in Delaware County, Iowa:

Lot One Hundred Four (104) of "Clair-View Acres at Delhi, Iowa" in Sections Twenty-three (23) and Twenty-six (26), Milo Township, Delaware County, Iowa, according to plat recorded in Book 2 Plats, Page 200; also Parcel I Part of Zamboanga Avenue, Clair View Acres, Section Twenty-three (23) and Section Twenty-six (26), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 7 Plats, Page 126.

Subject, nevertheless, to easements, restrictions, covenants and conditions of record.

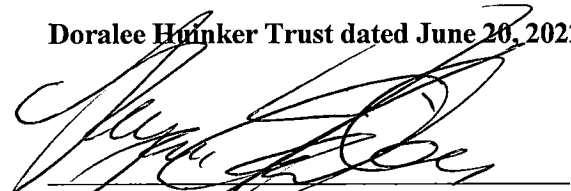
Grantor does hereby covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that grantor has good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and grantor covenants 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.

The grantor further warrants to the grantee(s) all of the following: that the trust pursuant to which the transfer is made is duly executed and in existence; that the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases in this deed, including the acknowledgment(s), shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: June 1, 2023

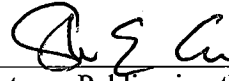
Doralee Huinker Trust dated June 20, 2022



Ryan Huinker, Trustee

STATE OF IOWA,
DELAWARE COUNTY, ss:

This instrument was acknowledged before me on June 1, 2023, by Ryan Huinker, Trustee of the Doralee Huinker Trust dated June 20, 2022.



Notary Public in the State of Iowa