

Recorded: 6/22/2023 at 11:22:26.0 AM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$640.80  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2023 PG: 1394

**Return To:** Michael J. English and Julia A. Hubbard English, 922 8th St SW, Dyersville, IA  
52040

**Taxpayer:** Michael J. English and Julia A. Hubbard English, 922 8th St SW, Dyersville, IA  
52040

**Preparer:** Todd J. Locher, 202 2nd Avenue NW, PO Box 7, Farley, IA 52046, Phone: 563-744-  
3359



## WARRANTY DEED JOINT TENANCY

For the consideration of Ten Dollar(s) and other valuable consideration, Eric W. Loeffelholz and Louise A. Loeffelholz, husband and wife, do hereby Convey to Michael J. English and Julie A. Hubbard-English, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Six (6) of Westridge Estates 9th Addition, in the City of Dyersville, Delaware County, Iowa, according to the plat recorded in Book 2013, Page 2395.

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: June 7, 2023

Eric W. Loeffelholz  
Eric W. Loeffelholz, Grantor

Louise A. Loeffelholz  
Louise A. Loeffelholz, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on June 7, 2023 by  
Eric W. Loeffelholz and Louise A. Loeffelholz, husband and wife.



Diane K. Goerdt  
Signature of Notary Public