

Recorded: 6/30/2023 at 12:59:03.0 PM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$487.20  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2023 PG: 1489

**WARRANTY DEED**  
**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:** Gail Reinap, 270 Meadow Brook Trail, Manchester, IA 52057

**Return Document To:** Gail Reinap, 270 Meadow Brook Trail, Manchester, IA 52057

**Grantors:** Wesley D. Schulte and Jamie Schulte

**Grantees:** Gail E. Reinap

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



WARRANTY DEED

For the consideration of Three Hundred Five Thousand Dollar(s) and other valuable consideration, Wesley D. Schulte and Jamie Schulte, husband and wife, do hereby Convey to Gail E. Reinap, the following described real estate in Delaware County, Iowa:

Lot Nineteen (19) of Meadow Brook Trail Addition No. 3 A Subdivision of Lot 1 and Lot 16 of Block 3 of Meadow Brook Trail Addition SE 1/4 - SE 1/4, Sec. 28 T89N, R5W of the 5th P.M., City of Manchester, Delaware County, Iowa, according to plat recorded in Book 2022, Page 2851

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.

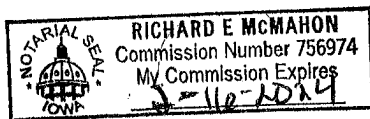
Dated: July 30, 2023

[Signature]  
Wesley D. Schulte, Grantor

[Signature]  
Jamie Schulte, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 30, 2023 by Wesley D. Schulte and Jamie Schulte.



[Signature]  
Signature of Notary Public