



Book 2023 Page 1661

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Rev Transfer Tax \$304.80

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**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: Bennie and Kristina Stutzman, 2607 315th Street, Hopkinton, IA 52237

✕ **Return Document To:** Bennie and Kristina Stutzman, 2607 315th Street, Hopkinton, IA 52237

Grantors: James R. Beitz and Ronna Ann Beitz

Grantees: Bennie Stutzman and Kristina Stutzman

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Hundred Ninety Thousand Seven Hundred Sixty Dollar(s) and other valuable consideration, James R. Beitz and Ronna Ann Beitz, husband and wife, do hereby Convey to Bennie Stutzman and Kristina Stutzman, 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:

Parcel 2023-43 In the Southeast Quarter (SE1/4) of the Southwest Fractional Quarter (SW Frl. 1/4) of Section Nineteen (19), Township Eighty-Seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, according to Plat recorded in Book 2023, Page 1403.

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.

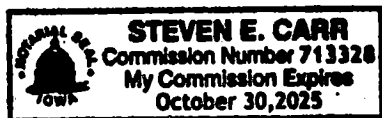
Dated: July 14, 2023

James R. Beitz, Grantor

Ronna Ann Beitz, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 14, 2023 by James R. Beitz and Ronna Ann Beitz.



Signature of Notary Public