

Recorded: 7/21/2023 at 11:20:26.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$615.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 1698

Return To: Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644
Taxpayer: Amos Christner and Fannie Christner, 2547 220th Ave., Delhi, IA 52223
Preparer: Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644

WARRANTY DEED


For the consideration of One Dollar(s) and other valuable consideration, Lester P. Hershberger and Martha H. Hershberger, husband and wife, do hereby Convey to Amos Christner and Fannie Christner, 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:

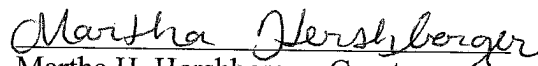
Parcel 2020-31 In Part Of The Southeast Quarter Of The Northeast Quarter Of Section 10, Township 87 North, Range 4 West of the 5th P.M., Delaware County, Iowa, and Parcel 2020-32 In Part Of The Southeast Quarter Of The Northeast Quarter Of Section 10, Township 87 North, Range 4 West of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2020, Page 1317; also Parcel 2020-123 In Part Of The Northeast Quarter Of The Northeast Quarter Of Section 10, Township 87 North, Range 4 West Of The 5th P.M., Delaware County, Iowa, Lying East Of 260th Avenue, according to plat recorded in Book 2020, Page 4849.

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.

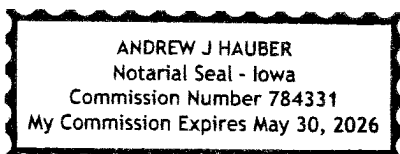
Dated: July 20, 2023.


Lester P. Hershberger, Grantor


Martha H. Hershberger, Grantor

STATE OF IOWA, COUNTY OF BUCHANAN

This record was acknowledged before me on July 20, 2023 by Lester P. Hershberger and Martha H. Hershberger, husband and wife.




Signature of Notary Public