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Date 8/16/2023 Time 10:22:00AM  
Rec Amt \$12.00  
Rev Transfer Tax \$260.00

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA



### BILL OF SALE

**Return Document To:** Matthew and Lisa Tranel, 509 Shoreline Drive, Maquoketa, IA 52060

**Preparer Information:** Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164

**Address Tax Statement:** Matthew and Lisa Tranel, 509 Shoreline Drive, Maquoketa, IA 52060

For the consideration of the sum of One Hundred Sixty-Three Thousand Dollars and other valuable consideration, Michael J. Knapp, a single person ("Seller") does hereby sell, transfer and assign to Matthew L. Tranel and Lisa J. Tranel, husband and wife, as joint tenants with full rights of survivorship, and not as tenants in common ("Buyers") the following described personal property, Delaware County, State of Iowa

Cabin on leased land  
25883 206th Ave., Manchester, IA 52057

Commonly Referred to as cabin on land lease of Schneider Parcel 250-23-01-002-09,  
Section 23, Township 88, Range 5, Delaware County, Iowa

Seller hereby covenants with Buyers that Seller is the owner of said personal property, that Seller has good and lawful authority to sell, transfer, and assign the same and that the same is free and clear of all liens, security interests and encumbrances except as may be above stated; and Seller covenants to warrant and defend said personal property against the lawful claims of all persons except as may be above stated.

SELLER HEREBY SELLS, TRANSFERS AND ASSIGNS SAID PERSONAL PROPERTY IN "AS IS" CONDITION. ALL IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR ANY PARTICULAR PURPOSE IN REGARD TO SAID PERSONAL PROPERTY ARE HEREBY EXCLUDED. THERE ARE NO WARRANTIES OF FITNESS WHICH EXTEND BEYOND THE DESCRIPTION ON THE FACE HEREOF.

CERTIFICATION. Buyers and Seller certify that they are not acting, directly or indirectly, for or on behalf of any person, group, entity or nation named by any Executive Order or the United States Treasury Department as a terrorist, "Specially Designated National and Blocked Person" or any other banned or blocked person, entity, nation or transaction pursuant to any law, order, rule or regulation that is enforced or administered by the Office of Foreign Assets Control; and are not engaged in this transaction, directly or indirectly on behalf of, any such person, group, entity or nation. Each party hereby agrees to defend, indemnify and hold harmless the other party from and against any and all claims, damages, losses, risks, liabilities and expenses (including attorney's fees and costs) arising from or related to my breach of the foregoing certification.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as the appropriate gender, according to the context.

Dated on August 10, 2023.

Michael J. Knapp  
Michael J. Knapp, Seller

Matthew L. Tranel  
Matthew L. Tranel, Buyer

Lisa J. Tranel  
Lisa J. Tranel, Buyer

**INDIVIDUAL ACKNOWLEDGMENT**

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 10, 2023, by Michael J. Knapp.

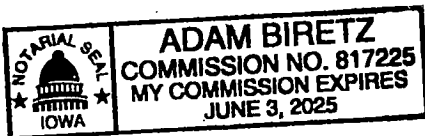


Patricia Coleman  
Signature of Notary Public

**INDIVIDUAL ACKNOWLEDGMENT**

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 11, 2023, by Matthew L. Tranel and Lisa J. Tranel.



Adam Biretz  
Signature of Notary Public