

Recorded: 10/9/2023 at 3:32:58.0 PM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.32  
Combined Fee: \$20.32  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2023 PG: 2520

**Prepared By/ Return To: Matt McQuillen, 503 W Main St, Anamosa, IA 52205, 319-462-3577**  
**Taxpayer: Greg F. Williams and Jill Moffit Williams Revocable Trust, 21732 Business Hwy**  
**151, Monticello, IA 52310**



## **WARRANTY DEED**

For the consideration of One Dollar(s) and other valuable consideration, Greg F. Williams and Jill Moffit Williams, husband and wife, do hereby Convey to the Greg F. Williams and Jill Moffit Williams Revocable Trust, the following described real estate in Delaware County, Iowa:

**Lot 5 of A.J. Schmidt First Subdivision of part of the Southwest Quarter Northeast Quarter (SW ¼ NE ¼) Section 30, Township 88, North, Range 4, West of the 5<sup>th</sup> P.M., according to plat recorded in Book 2, Plats, Page 110, Delaware County, Iowa.**

**AND**

**Quit claims to grantees all title, interest, estate and claim to all lake frontage running to the waterfront and then at right angles to the middle of Delhi Lake, in respect to and adjoining premises now owned by Grantor, which are now of record in the Office of Recorded of Delaware County, Iowa; Book 110, Page 137, know as Lot 5 A.J. Schmidt First Subdivision of part of the Southwest Quarter Northeast Quarter (SW ¼ NE ¼) Section 30, Township 88, North, Range 4, West of the 5<sup>th</sup> P.M., according to plat recorded in Book 2, Plats, Page 110, Delaware County, Iowa; subject to the following covenants: (1) Same is subject to the existing flood plain rights and the grantees shall hold grantor harmless with respect to flooding of the property conveyed; and, (2) Grantees and their successors are restricted from changing or altering lake frontage without the written permission of the Lake Delhi Recreation Association, Inc. It is in the intent of this deed to extend any existing easements that run to Interstate Power Company's Lake Delhi property line across adjacent property to the water's edge.**

**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**

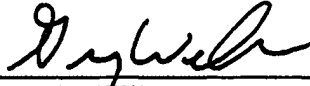
as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

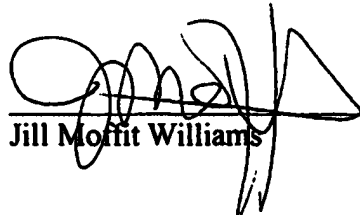
**This deed is exempt according to Iowa Code 428A.2(22).**

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.

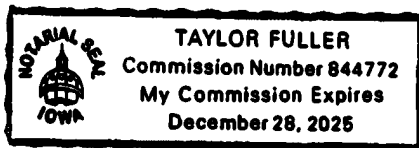
Dated: October 9, 2023.

  
\_\_\_\_\_  
Greg F. Williams

  
\_\_\_\_\_  
Jill Moffit Williams

STATE OF IOWA, COUNTY OF JONES

This record was acknowledged before me on October 9, 2023 by Greg F. Williams and Jill Moffit Williams, husband and wife.



  
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Signature of Notary Public