

Recorded: 10/12/2023 at 11:15:08.0 AM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$959.20  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2023 PG: 2542

**TRUSTEE 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:** Mahome, L.L.C., 234 Bailey Drive, Manchester, IA 52057

**Return Document To:** Mahome, L.L.C., 234 Bailey Drive, Manchester, IA 52057

**Grantors:** Betty L. Jackson as trustee of the Betty L. Jackson Revocable Trust dated March 23, 2022

**Grantees:** Mahome, L.L.C.

**Legal Description:** See Page 2

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



TRUSTEE WARRANTY DEED

For the consideration of Six Hundred Thousand Dollar(s) and other valuable consideration, Betty L. Jackson, Trustee of the Betty L. Jackson Revocable Trust dated March 23, 2022, does hereby Convey to Mahome, L.L.C., a limited liability company organized and existing under the laws of Iowa, the following described real estate in Delaware County, Iowa:

Lot Two (2) of Dolan's Addition, Part Of The NW¼ Of Sec. 33, T89N, R5W Of The Fifth P.M., City of Manchester, Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 176

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.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

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

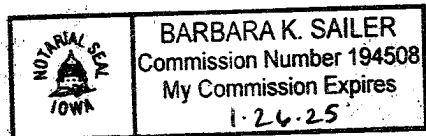
Dated: October 10, 2023

Betty L. Jackson Revocable Trust dated March 23, 2022

By Betty L. Jackson  
Betty L. Jackson, as Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on October 10, 2023, by Betty L. Jackson, Trustee of the above-entitled trust.



Barbara K Sailer  
Signature of Notary Public