

Recorded: 11/3/2023 at 12:19:45.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$1,279.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 2777

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: Clay Ervin Willenbring, 21806 275th Ave, Earlville, Iowa 52041

Return Document To: Clay Ervin Willenbring, 21806 275th Ave, Earlville, Iowa 52041

Grantors: Mark Anthony Sands

Grantees: Clay Ervin Willenbring

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Mark Anthony Sands, a single person, does hereby Convey to Clay Ervin Willenbring, a single person, the following described real estate in Delaware County, Iowa:

The North one-half (N 1/2) of the Northeast Quarter (NE 1/4) of Section Twelve (12), Township Eighty-Eight (88) North, Range Five (5), West of the Fifth P.M.

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: November 2, 2023.

Mark Anthony Sands
Mark Anthony Sands, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 2, 2023 by Mark Anthony Sands, a single person.

Jane E. Hanson
Signature of Notary Public

