



Book 2023 Page 2782

Document 2023 2782 Type 03 001 Pages 3
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Rec Amt \$17.00 Aud Amt \$5.00
Rev Transfer Tax \$15.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**WARRANTY DEED
Recorder's Cover Sheet**

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

Taxpayer Information: David Sperflage, 16542 Old Cass Rd, Anamosa, IA 52205

x Return Document To: David Sperflage, 16542 Old Cass Rd, Anamosa, IA 52205

Grantors: Nobert J. Sperflage and Sharon Sperflage

Grantees: David Sperflage

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, Nobert J. Sperfslage and Sharon Sperfslage, husband and wife, do hereby Convey to David Sperfslage the following described real estate in Delaware County, Iowa:

The West one-half (W 1/2) of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Five (5), Township Ninety (90) North, Range Six (6), West of the Fifth Principal Meridian.

AND

The West thirty (30.0) feet of Lot One (1) of Fleming's First Subdivision of Part of the Northeast fractional Quarter (NE^{fr}1/4) of the Northeast Quarter (NE 1/4) of Section Five (5) and Part of the Northwest fractional Quarter (NW^{fr}1/4) of the Northwest Quarter (NW 1/4) of Section Four (4), Township Ninety (90) North, Range Six (6), West of the Fifth Principal Meridian, according to Survey and Plat recorded in Book 3 Plats, Page 62; and the West thirty (30.0) feet of the East fractional one-half (E^{fr}1/2) of the Northeast Quarter (NE 1/4) of Section Five (5), Township Ninety (90) North, Range Six (6), West of the Fifth Principal Meridian, except the North four hundred ninety five (495.0) feet thereof.

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.

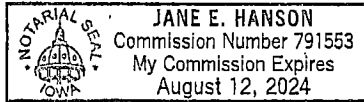
Dated: November 3, 2023

Nobert J. Sperfslage, Grantor

Sharon Sperfslage, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 3, 2023 by
Nobert J. Sperfslage and Sharon Sperfslage, husband and wife.



Jane E. Hanson
Signature of Notary Public