

F+M BK



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Date 11/22/2023 Time 10:05:34AM  
Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$119.20

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:** Jack Neuhaus, 1924 Hwy 13, Manchester, Iowa 52057

**Return Document To:** Jack Neuhaus, 1924 Hwy 13, Manchester, Iowa 52057

**Grantors:** Philip A. Neuhaus and Olivia M. Neuhaus

**Grantees:** Jack Neuhaus

**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, Philip A. Neuhaus and Olivia M. Neuhaus, husband and wife, do hereby Convey to Jack Neuhaus, the following described real estate in Delaware County, Iowa:

Lot 2 of New House Subdivision; a Subdivision in the Southeast Quarter of the Northeast Quarter, Section 13, Township 89 North, Range 6 West of the 5th P.M., Delaware County, Iowa according to plat recorded at Book 2023, Page 2311.

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 21, 2023

[Signature of Philip A. Neuhaus]
Philip A. Neuhaus, Grantor

[Signature of Olivia M. Neuhaus]
Olivia M. Neuhaus, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 21, 2023 by Philip A. Neuhaus and Olivia M. Neuhaus, husband and wife.

[Signature of Notary Public]
Signature of Notary Public

