



Book 2024 Page 26

Document 2024 26 Type 03 001 Pages 3  
Date 1/03/2024 Time 10:25:53AM  
Rec Amt \$17.00 Aud Amt \$5.00  
Rev Transfer Tax \$1,567.20

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**WARRANTY DEED**  
**Recorder's Cover Sheet**

**Preparer Information:**

Justin M. Vorwald, 132 South Main Street, P.O. Box 306, Elkader, IA 52043, Phone: (563) 245-1722

**Taxpayer Information:**

Jay L. Walters & Mary B. Walters, 37541 Colesburg Road, Garber, IA 52048

**Return Document To:**

Jay L. Walters & Mary B. Walters, 37541 Colesburg Road, Garber, IA 52048

**Grantors:**

Fay L. Sampson

**Grantees:**

Jay L. Walters  
Mary B. Walters  
Randy D. Walters

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:** 2023-3262



## WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Fay L. Sampson, single, does hereby Convey a one-half (1/2) interest in and to Jay L. Walters and Mary B. Walters, husband and wife, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, and a one-half (1/2) interest in and to Randy D. Walters, a married person, all to be held as Tenants in Common, the following described real estate in Delaware County, Iowa:

The Southeast Quarter (SE 1/4) of the Northeast fractional Quarter (NE fr 1/4) of Section Six (6), Township Ninety (90) North, Range Three (3), West of the Fifth P.M., and also Lot One (1) of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Six (6), Township Ninety (90) North, Range Three (3), West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 3.

Subject to easement of record.

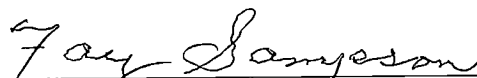
There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

**This deed is exempt according to Iowa Code 428A.2(1). 2023-3262**

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.

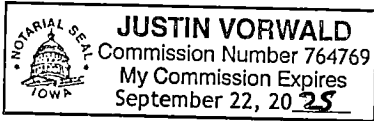
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.


Dated: 12-28-23

  
Fay L. Sampson, Grantor

STATE OF IOWA, COUNTY OF CLAYTON:

This record was acknowledged before me on 12-28-23 by  
**Fay L. Sampson.**



  
\_\_\_\_\_  
Signature of Notary Public