

Recorded: 5/13/2024 at 10:41:35.0 AM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$839.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 1020

Prepared by/Return to: Matt Barnd, Bradley & Riley PC, PO Box 2804, Cedar Rapids, IA 52406-2804;
Phone: (319) 363-0101 Fax: (319) 363-9824

Address tax statement: Austin Beck 207 S Scott Street Anamosa, IA 52205.

WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration, Brian J. Kramer and Maribeth E. Kramer, a married couple, do hereby convey to Austin N. Beck the following described real estate located in Delaware County, Iowa:

PARCEL A-PART OF THE SW ¼ OF THE NW ¼ OF SECTION 9, T87N, R3W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA, ACCORDING TO PLAT RECORDED IN BOOK 7 PLATS, PAGE 39

The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record in the office of the Recorder of Delaware County, Iowa.

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

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

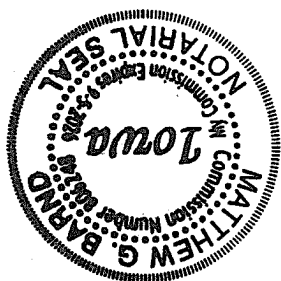
Dated May 1, 2024

Brian J. Kramer
Brian J. Kramer

Maribeth E. Kramer
Maribeth E. Kramer

STATE OF IOWA, COUNTY OF Linn, ss:

This instrument was acknowledged before me on May 1st, 2024, by Brian J. Kramer and Maribeth E. Kramer.



Matthew G. Barnd
Printed Name: Matthew G. Barnd
Notary Public in and for said State