

Recorded: 5/24/2024 at 1:12:30.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$200.80
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 1122

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Phillip D. Seidl, 229 Northland Court NE, Cedar Rapids, IA 52402,
Phone: 3193779770

Taxpayer Information: William J. Murray, IV, 201 W South Street, Monticello, IA 52310

Return Document To: William J. Murray, IV, 201 W South Street, Monticello, IA 52310

Grantors: Robert Joseph Melchert

Grantees: William J. Murray, IV

Legal Description: See Page 2

Document or instrument number of previously recorded documents: Book 27, Page 566



WARRANTY DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, Robert Joseph Melchert, a single person, does hereby Convey to William J. Murray, IV, as a single person, the following described real estate in Delaware County, Iowa:

The West one-half (W 1/2) of Lot Two (2) and the East forty nine and one half (49 1/2) feet of Lot Three (3), Block One (1), Hopkinton, Iowa

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: 5/24/2024

Deborah Holtz POA
Robert Joseph Melchert, Grantor
By Deborah Holtz as POA

STATE OF IOWA, COUNTY OF DELAWARE :

This record was acknowledged before me on 5/24/2024 by Deborah Holtz as POA for seller Robert Joseph Melchert.

Signature of Notary Public

