

Recorded: 6/21/2024 at 2:04:21.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$295.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 1383

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: Carolyn C. Davis, 225 1st Ave East, Dyersville, IA 52040, Phone: 563-875-9112

Taxpayer Information: John E. and Amy S. Goerd, 2025 Cedar Hill Avenue SE, Dyersville, IA 52040

Return Document To: John E. and Amy S. Goerd, 2025 Cedar Hill Avenue SE, Dyersville, IA 52040

Grantors: Global Property Management, LLC

Grantees: John E. Goerd and Amy S. Goerd

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of Ten Dollar(s) and other valuable consideration, Global Property Management, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to John E. Goerdt and Amy S. Goerd, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Sixteen (16) of Camp-O-Delhi, a Subdivision of the Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) of Section Twenty Four (24), Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M., in Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 78, subject to Restrictive Covenants of record together with the rights of use of roadway described in deed of A.R. Wheelless and Josie M. Wheelless, husband and wife, to Harold H. Brown, dated August 6, 1938 and filed August 9, 1938, in Book 66 of Deed records in the Office of the Recorder of Delaware County, Iowa, in common with others rightfully using the same. All in Section 24, Township 88, Range 5

Including a Mobile Home converted to real estate

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: 6/21/24

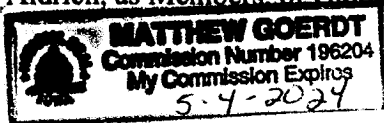
Global Property Management, LLC, an Iowa limited liability company

By Travis Thier, Member

By Matt Aldrich, Member

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on 6/21, 2024, by Travis Thier and Matt Aldrich, as Members of Global Property Management, LLC a limited liability company.



Signature of Notary Public