



Book 2024 Page 1408

Document 2024 1408 Type 03 001 Pages 2
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Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$53.60

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
Recorder's Cover Sheet

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

Taxpayer Information: Kevin J. Hunt, 108 7th Avenue NE, Farley, IA 52046

Return Document To: ^(X) Kevin J. Hunt, 108 7th Avenue NE, Farley, IA 52046

Grantors: Vorwald Family Properties, LLC

Grantees: Kevin J. Hunt

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)

For the consideration of Ten Dollar(s) and other valuable consideration, Vorwald Family Properties, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to Kevin J. Hunt, the following described real estate in Delaware County, Iowa:

Lots Nine (9), Ten (10), Eleven (11), Twelve (12), Thirteen (13) and Fourteen (14) Block Two (2) of the Subdivision of Lot Two (2) of Timbergate Subdivision in Section Thirty Six (36), Township Eighty Nine (89) North, Range Four (4), West of the Fifth Principal Meridian in Delaware County, Iowa, according to plat recorded in Book 4 Plats, Pages 65-67

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.

The grantor hereby covenants with grantees, 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 acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

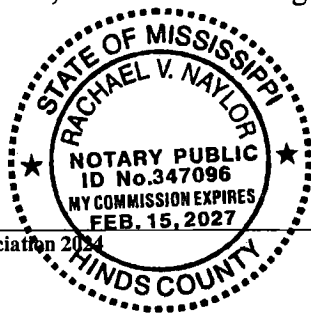
Dated: June 11, 2024

Vorwald Family Properties, LLC, an Iowa limited liability company

By [Signature] Terrance G. Vorwald, Member/Manager

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on June 11, 2024 by Terrance G. Vorwald, as Member/Manager, of Vorwald Family Properties, LLC a limited liability company.



[Signature]
Signature of Notary Public