

Recorded: 7/25/2024 at 8:43:02.0 AM
County Recording Fee: \$27.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$30.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 1762

Return To: Todd J. Locher, 202 2nd Avenue NW, PO Box 7, Farley, Iowa, 52046
Taxpayer: The Judy R. Gogel Revocable Trust Dated July 24, 2024, 503 7th St SW, Dyersville, IA 52040
Preparer: Todd J. Locher, 202 2nd Avenue NW, PO Box 7, Farley, IA 52046, Phone: 563-744-3359



WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Judy R. Gogel, a single person, does hereby Convey to Judy R. Gogel, Trustee of The Judy R. Gogel Revocable Trust Dated July 24, 2024, the following described real estate in Delaware County, Iowa:

Lots Nine-W (9W) and Ten (10) of Westridge Estates 3rd Addition in the City of Westridge Estates 3rd Addition in the City of Dyersville, Iowa, according to plat recorded in Book 1999, Page 1302,

The N $\frac{1}{2}$ of the NW $\frac{1}{4}$, the E $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, the E $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$, and the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ except 2 acres in the NE corner thereof, described as: Commencing at the NE corner of said SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, thence South twenty (20) rods, thence West 16 rods, thence North 20 rods, thence East 16 rods to the place of beginning in Section 8, Township 87 North, Range 3, West of the Fifth P.M., except Parcel A Comprised of the E $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, The NE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Part of the E $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Part of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ and Part of the North 20 rods of the East 16 rods of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ All in Section 8, Township 87 North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2007, Page 3689, also except: Parcel F Part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 8, Township 87 North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2010, Page 669, and also except Parcel G Part of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 8, Township Eighty-Seven North, Range 3 West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2010, Page 3240;

Parcel C Part of the North 20 Rods of the East 16 Rods of the SE¼ of the NW¼ in Section 8, Township 87 North, Range 3 West of the 5th Principal Meridian, Delaware County, Iowa, per plat recorded in Book 2007, Page 3689; and

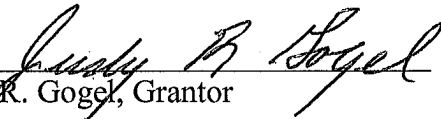
The N½ of the NW¼, and the N½ of the NE¼, all in Section 12, Township 88 North, Range 3 West of the Fifth P.M., subject to easements of record, Delaware County, Iowa.

This deed is exempt according to Iowa Code 428A.2(22).

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: July 24, 2024.

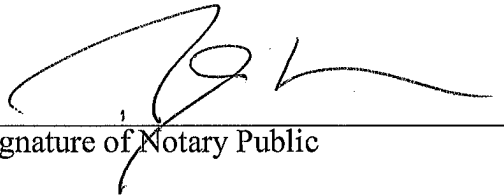


Judy R. Gogel, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on July 24, 2024, by Judy R. Gogel, a single person.





Signature of Notary Public