

Recorded: 8/19/2024 at 11:02:18.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$155.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2001

Prepared by: Jase H. Jensen, 3200 37th Avenue SW, Cedar Rapids, Iowa 52404 (319) 396-2410
Return to / taxpayer: Wilmar D. Marroquin, 325 Adams Street, Ryan, Iowa 52330

WARRANTY DEED

For the consideration of One Dollar and other valuable consideration, Michael Jager and Joy Jager, a married couple, do hereby Convey to Wilmar D. Marroquin, a single person, the following described real estate in ~~Linn~~ Delaware County, Iowa:

That part of the Northwest fractional Quarter (NW fr $\frac{1}{4}$) of the Northwest Quarter (NW $\frac{1}{4}$) of Section Eighteen (18), Township Eighty Seven (87) North, Range Five (5), West of the Fifth P.M. described as commencing at a point twenty three and sixty seven one-hundredths (23.67) chains North from the Southwest corner of the Southwest Quarter (SW $\frac{1}{4}$) of said Northwest Quarter (NW $\frac{1}{4}$), and running thence North four (4) rods, thence East Eight (8) rods, thence South four (4) rods, thence West eight (8) rods to the point of beginning

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 this 9th day of August, 2024.

Michael D. Jager
Michael Jager

Joy Jager
Joy Jager

STATE OF IOWA, COUNTY OF JONES, ss:

This record was acknowledged before me this 9th day of August, 2024, by Michael Jager and Joy Jager, a married couple.

Kyle J. Pfeiffer
Signature of Notary Public

