

Recorded: 8/21/2024 at 3:49:59.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$138.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2033

Return To: Wanda L. Demmer, 512 Main St, Colesburg, IA 52035
Taxpayer: Wanda L. Demmer, 512 Main St, Colesburg, IA 52035
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, Amanda K. Diers, a single person, does hereby Convey to Wanda L. Demmer, as a single person, the following described real estate in Delaware County, Iowa:

Lot Four (4), Block One (1), First Western Addition to Colesburg, Iowa, according to amended and corrected plat of Colesburg recorded in Book 1 Plats, Page 73.

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: August 15, 2024.



Amanda Diers
Amanda K. Diers, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on August 15, 2024 by
Amanda K. Diers, a single person.

Laurie A. Gau-Sullivan
Signature of Notary Public

