

Recorded: 8/27/2024 at 11:22:13.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$279.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2088

Return To: Gena M. Voss and Eric J. Voss, 200 E. Butler Street, Manchester, IA 52057
Taxpayer: Gena M. Voss and Eric J. Voss, 200 E. Butler Street, Manchester, IA 52057
Preparer: Jennifer A. Clemens-Conlon, 2080 Southpark Ct., Dubuque, IA 52003, Phone: 563 582-2926



TRUSTEE WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Sally E. McCarville, Co-Trustee of Pearl J. Seibert Revocable Trust, does hereby Convey to Gena M. Voss and Eric J. Voss, as wife and husband, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Twenty-One (21) and the West Fourteen (14) feet of Lot Twenty (20), of the City of Manchester, Delaware County, Iowa

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 grantor holds the real estate by title in fee simple; that grantor 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

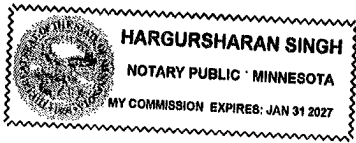
Dated: 08-23-2024

Pearl J. Seibert Revocable Trust

By Sally E. McCarville Co-Trustee
Sally E. McCarville, as Co-Trustee

STATE OF MINNESOTA, COUNTY OF Ramsey

This record was acknowledged before me on 23rd August, 2024,
by Sally E. McCarville, Co-Trustee of the above-entitled trust.



[Handwritten Signature]
Signature of Notary Public