

Recorded: 9/6/2024 at 3:25:17.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$274.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2198

**WARRANTY DEED
Recorder's Cover Sheet**

Preparer Information: Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164

Taxpayer Information: Dakota Wessels, 221 Liberty Street, Manchester, IA 52057

Return Document To: Dakota Wessels, 221 Liberty Street, Manchester, IA 52057

Grantors: Cari Redondo and Ramon Redondo

Grantees: Dakota Wessels

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One Hundred Seventy-Four Thousand Dollar(s) and other valuable consideration, Cari Redondo and Ramon Redondo, wife and husband, do hereby Convey to Dakota Wessels, the following described real estate in Delaware County, Iowa:

The North one-half (N½) of the East one-fourth (E¼) of Lot Seven (7) of Burrington's Addition to Manchester, Iowa, according to plat recorded in Book I L.D., Page 245

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: 8.27.24

Cari Redondo
Cari Redondo, Grantor

Ramon Redondo
Ramon Redondo, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 27, 2024 by Cari Redondo and Ramon Redondo.

Teresa Turnis
Signature of Notary Public

