



Book 2024 Page 2247

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Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$277.60

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Tel: (563) 927-5920

Taxpayer Information: Krista A. Hunt, 208 Iowa Street, Manchester, Iowa 52057

Return Document To: Krista A. Hunt, 208 Iowa Street, Manchester, Iowa 52057

Grantors: James G. Gelwicks and Yaneth Gelwicks

Grantees: Krista A. Hunt

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, James G. Gelwicks and Yaneth Gelwicks, husband and wife, do hereby Convey to Krista A. Hunt, a single person, the following described real estate in Delaware County, Iowa:

Lot One (1) of the Subdivision of Lots Eleven (11) and Twelve (12) of Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 8

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: September 10, 2024

James G. Gelwicks, Grantor

Yaneth Gelwicks, Grantor

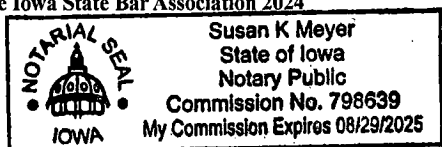
STATE OF IOWA, COUNTY OF DELAWARE

September 19, 2024

This record was acknowledged before me on James G. Gelwicks and Yaneth Gelwicks, husband and wife.

Susan K Meyer

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Form No. 101, Warranty Deed Revised June 2022