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Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$735.20

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

## **TRUSTEE WARRANTY DEED**

### **Recorder's Cover Sheet**

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

**Taxpayer Information:** Jordan and Danielle Hunt, 2278 185th Ave, Manchester, IA 52057

**Return Document To:** Jordan and Danielle Hunt, 2278 185th Ave, Manchester, IA 52057

**Grantors:** Michael E. Hunt and Deborah A. Hunt as co-trustees of Michael E. Hunt and Deborah A. Hunt Revocable Trust dated June 26, 2018

**Grantees:** Jordan Michael Hunt and Danielle Marie Hunt

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**



TRUSTEE WARRANTY DEED

For the consideration of Four Hundred Sixty Thousand Dollar(s) and other valuable consideration, Michael E. Hunt and Deborah A. Hunt, Co-Trustees of Michael E. Hunt and Deborah A. Hunt Revocable Trust dated June 26, 2018, does hereby Convey to Jordan Michael Hunt and Danielle Marie Hunt, as a married couple as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

The South one-half (S 1/2) of the North one-half (N 1/2) of the Northeast fractional Quarter (NEfr 1/4) of Section One (1), Township Eighty Nine (89) North, Range Four (4), West of the Fifth P.M.

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: September 30, 2024

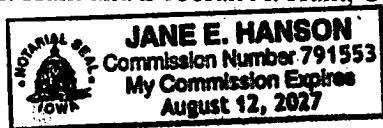
Michael E. Hunt and Deborah A. Hunt Revocable Trust dated June 26, 2018

By Michael E. Hunt, as Co-Trustee

By Deborah A. Hunt, as Co-Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on September 30, 2024, by Michael E. Hunt and Deborah A. Hunt, Co-Trustees of the above-entitled trust.



Jane E. Hanson
Signature of Notary Public