

Recorded: 10/11/2024 at 11:01:03.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$351.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2565

**WARRANTY DEED
Recorder's Cover Sheet**

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

Taxpayer Information: Patrick Vogler and Samantha Vogler, 612 E Prospect St, Manchester, Iowa 52057

Return Document To: Patrick Vogler and Samantha Vogler, 612 E Prospect St, Manchester, Iowa 52057

Grantors: Blake O'Connell and Caryssa J. O'Connell

Grantees: Patrick Vogler and Samantha Vogler

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, Blake O'Connell and Caryssa J. O'Connell, husband and wife, do hereby Convey to Patrick Vogler and Samantha Vogler, as husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Four (4) and the West sixty six (66) feet of the East three hundred forty one and two-tenths (341.2) feet of Lot Nine (9) of Hawker's First Addition to Manchester, Iowa, according to plat recorded in Book 2 Plats, Page 78 and Resurvey recorded in Book 2 Plats, Page 145.

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.

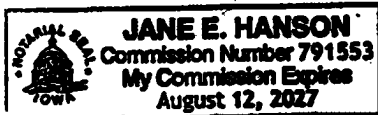
Dated: September 25, 2024.

Blake W O'Connell
Blake O'Connell, Grantor

Caryssa J O'Connell
Caryssa J. O'Connell, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on September 25, 2024 by Blake O'Connell and Caryssa J. O'Connell, husband and wife.



Jane E. Hanson
Signature of Notary Public