

Recorded: 12/30/2024 at 11:45:46.0 AM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 3239

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information:

Joshua P. Weidemann, O'Connor & Thomas, P.C., 1000 Main Street, Dubuque, IA 52001, Tel:
(563) 557-8400 (pan)

Taxpayer Information:

Robert J. Krantz Trust dated December 16, 2024, and Carmen M. Krantz Trust dated December
16, 2024, 530 7th Street SW, Dyersville, IA 52040

Return Document To:

Joshua P. Weidemann, O'Connor & Thomas, P.C., 1000 Main Street, Dubuque, Iowa 52001

Grantors:

Robert J. Krantz

Carman M. Krantz, a/k/a Carmen M. Krantz, a/k/a Carmen Krantz

Grantees:

Robert J. Krantz, Trustee of the Robert J. Krantz Trust dated December 16, 2024

Carmen M. Krantz, Trustee of the Carmen M. Krantz Trust dated December 16, 2024

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Ten Dollars (\$10.00) and other valuable consideration, Robert J. Krantz and Carman M. Krantz, a/k/a Carmen M. Krantz, a/k/a Carmen Krantz, husband and wife, do hereby Convey an undivided one-half interest to Robert J. Krantz, Trustee of the Robert J. Krantz Trust dated December 16, 2024, and an undivided one-half interest to Carmen M. Krantz, Trustee of Carmen M. Krantz Trust dated December 16, 2024, the following described real estate in Delaware County, Iowa:

TRACT I:

Lot Fourteen (14) of Westridge Estates 3rd. Addition in the City of Dyersville, Iowa, according to plat recorded in Book 1999, Page 1302.

TRACT II:

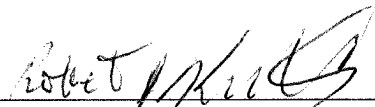
The East one hundred (100) feet of the West four hundred (400) feet of the North two hundred thirty three (233) feet of the Northwest Quarter (NW $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Thirty Three (33), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian.

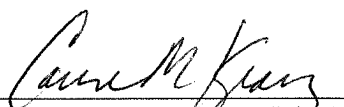
This deed is exempt according to Iowa Code 428A.2(21).

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.

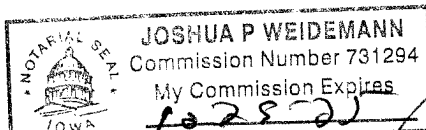
Dated: December 16, 2024.


Robert J. Krantz, Grantor


Carman M. Krantz, a/k/a Carmen M. Krantz,
a/k/a Carmen Krantz, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on December 16, 2024, by Robert J. Krantz and Carman M. Krantz, a/k/a Carmen M. Krantz, a/k/a Carmen Krantz




Signature of Notary Public