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Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$31.20

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**WARRANTY DEED JOINT TENANCY  
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:** Brent and Kathy Salow, 2960 302nd Street, Hopkinton, IA 52237

**Return Document To:** Brent and Kathy Salow, 2960 302nd Street, Hopkinton, IA 52237

**Grantors:** Mary Ann Blanchard

**Grantees:** Brent A. Salow and Kathy L. Salow

**Legal Description:** See Page 2

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



## WARRANTY DEED JOINT TENANCY

For the consideration of Twenty Thousand Dollar(s) and other valuable consideration, Mary Ann Blanchard, a single person, does hereby Convey to Brent A. Salow and Kathy L. Salow, 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:

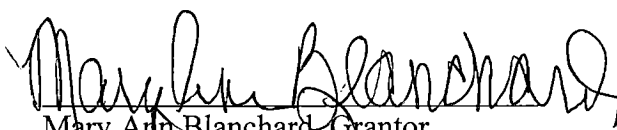
Lot Sixteen (16) and the East four (4) feet of Lot Fifteen (15) Public Square Addition to Hopkinton, same being a part of the East one-half of the Southeast Quarter of Section Thirteen (13), Township Eighty Seven (87), North, Range Four (4), West of the 5th P.M.

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.

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.

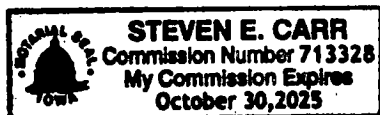
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: January 17, 2025.

  
Mary Ann Blanchard, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on January 17, 2025 by Mary Ann Blanchard.



  
Signature of Notary Public