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Rec Amt \$12.00 Aud Amt \$5.00  
Rev Transfer Tax \$575.20

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:** Mitchell S. Demmer and Madison M. Demmer, 1013 Rosewood Drive, Manchester, Iowa 52057

**Return Document To:** Mitchell S. Demmer and Madison M. Demmer, 1013 Rosewood Drive, Manchester, Iowa 52057

**Grantors:** Lawrence G. Werner and Inez T. Werner

**Grantees:** Mitchell S. Demmer and Madison M. Demmer

**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, Lawrence G. Werner and Inez T. Werner, husband and wife, do hereby Convey to Mitchell S. Demmer and Madison M. Demmer, 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) of Meadow Park Third Subdivision, City of Manchester, Delaware County, Iowa, according to plat recorded in Book 2004, Page 1912

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: February 4, 2025

Lawrence G. Werner  
Lawrence G. Werner, Grantor

Inez T. Werner  
Inez T. Werner, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on Feb. 4th 2025 by Lawrence G. Werner and Inez T. Werner, husband and wife.



Sarah Elizabeth Maurer  
Signature of Notary Public