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Document 2025 1021 Type 03 001 Pages 2

Date 4/23/2025 Time 12:23:47PM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$840.80

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**WARRANTY DEED  
(CORPORATE GRANTOR)  
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:** Robert E. and Georgia A. Johnson, PO Box 302, Monticello, IA 52310

**Return Document To:** Robert E. and Georgia A. Johnson, PO Box 302, Monticello, IA 52310

**Grantors:** S & R Construction, Inc.

**Grantees:** Robert E. Johnson and Georgia A. Johnson

**Legal Description:** See Page 2

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



**WARRANTY DEED**  
(CORPORATE GRANTOR)

For the consideration of Five Hundred Twenty-Six Thousand Dollar(s) and other valuable consideration, S & R Construction, Inc., a corporation organized and existing under the laws of Iowa, does hereby Convey to Robert E. Johnson and Georgia A. Johnson, 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 10-1 in Oakview Estates Subdivision of Lots 9 and 10 a Subdivision of Lots 9 and 10 of Oakview Estates First Subdivision Section 33, T89N, R5W of the Fifth P.M., City of Manchester, Delaware County, Iowa, according to the plat recorded in Book 2024, Page 2811

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 Corporation hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

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

Dated: April 23, 2025.

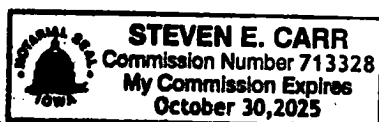
S & R Construction, Inc., an Iowa corporation


By

  
Steve W. Pettlon, President

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on April 23, 2025,  
by Steve W. Pettlon, as President, of S & R Construction, Inc. a corporation.



  
Signature of Notary Public