

Recorded: 5/2/2025 at 8:08:39.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$1,087.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 1106

WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information: Joseph Louis Gaffney, 2225 200th Street, Manchester, Iowa 52057

Return Document To: Joseph Louis Gaffney, 2225 200th Street, Manchester, Iowa 52057

Grantors: Richard A. Duddeck and Jenna L. Duddeck

Grantees: Joseph Louis Gaffney

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, Richard A. Duddeck and Jenna L. Duddeck, husband and wife, do hereby Convey to Joseph Louis Gaffney, a single person, the following described real estate in Delaware County, Iowa:

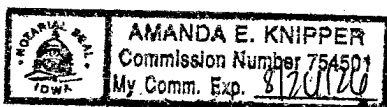
The East one-half (E½) of the Southwest Quarter (SW¼) of Section Thirty (30), Township Eighty Nine (89) North, Range Four (4), West of the Fifth P.M., except one acre on the South side and except the East thirty three (33) feet of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of said Section Thirty (30).

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: April 29, 2025.



Richard A. Duddeck, Grantor

Jenna L. Duddeck, Grantor

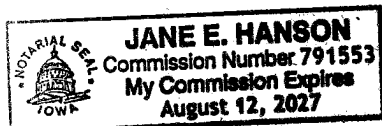
STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on April 29, 2025 by Richard A. Duddeck.

Signature of Notary Public

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on April 29, 2025 by Jenna L. Duddeck.



Signature of Notary Public