

Recorded: 5/16/2025 at 8:12:59.0 AM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$767.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 1249

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information:

Janette S. Voss, Voss Law Firm, PLC, P.O. Box 138, Anamosa, IA 52205, Tel: 319-462-4935

Taxpayer Information:

Pamela K. Recker Declaration of Trust dated August 23, 2012, Pamela K. Recker, Trustee
3115 310th Ave.
Hopkinton, IA 52237

Return Document To:

Pamela K. Recker Declaration of Trust dated August 23, 2012, Pamela K. Recker, Trustee
3115 310th Ave.
Hopkinton, IA 52237

Grantors:

William Dean Cooper and Kathy Rae Cooper

Grantees:

Pamela K. Recker Declaration of Trust dated August 23, 2012, Pamela K. Recker, Trustee

Legal Description:

See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED

For the consideration of One and No/100 Dollars and other valuable consideration, **WILLIAM DEAN COOPER** and **KATHY RAE COOPER**, husband and wife, do hereby Convey to **PAMELA K. RECKER DECLARATION OF TRUST DATED AUGUST 23, 2012, PAMELA K. RECKER, TRUSTEE**, an undivided one-quarter ($\frac{1}{4}$) interest in the following described real estate in Delaware County, Iowa:

The West Half ($W\frac{1}{2}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section Twenty-six (26); the East Half ($E\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$) of Section Twenty-seven (27), all in Township Eighty-seven (87) North, Range Three (3), West of the 5th P.M., in Delaware County, Iowa.

Seller reserves to himself and his successors in interest a one-quarter ($\frac{1}{4}$) interest of all the net income from the harvest of any walnut, oak and ash trees, and any other trees located on the property at any time in the next ten (10) years.

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.

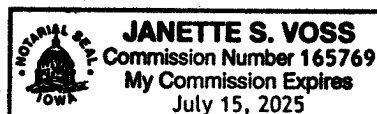
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: May 15, 2025

William Dean Cooper Kathy Rae Cooper
William Dean Cooper, Grantor Kathy Rae Cooper, Grantor

STATE OF IOWA, COUNTY OF JONES

This record was acknowledged before me on May 15, 2025 by William Dean Cooper and Kathy Rae Cooper, husband and wife.



Janette S. Voss
Signature of Notary Public