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Document 2025 1350 Type 03 004 Pages 2
Date 5/29/2025 Time 11:49:50AM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$.80

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**COURT OFFICER DEED
Recorder's Cover Sheet**

Preparer Information: E Michael Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Tel: 563-927-4164

Taxpayer Information: Stephen & Debra Welter, 301 3rd Street N, Coggon, IA 52218

***Return Document To:** Stephen Welter, 301 3rd Street N, Coggon, IA 52218

Grantors: Stephen Welter, executor of Maurice V. Hennessey Estate

Grantees: Stephen Welter and Debra Welter

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



COURT OFFICER DEED

IN THE MATTER OF

Maurice V. Hennessey Estate, a/k/a Maurice
Hennessey, Jr.

now pending in the Iowa District Court in and for Delaware County. Case No. ESPR006867

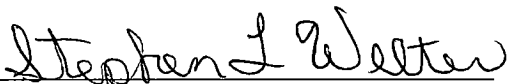
Pursuant to the authority and power vested in the undersigned, and in consideration of One Thousand Dollar(s) and other valuable consideration, the undersigned, in the representative capacity designated below, hereby Convey(s) to Stephen Welter and Debra Welter, husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

an undivided one-fourteenth (1/14) interest in:
Lot Ten (10), Block Eighteen (18), Ryan, Iowa, according to plat recorded in
Book 1 Plats, Page 42

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.

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


Dated: May 29, 2025.


Stephen Welter

As Executor in the above entitled estate or cause.

STATE OF IOWA, COUNTY OF DELAWARE, ss:

This record was acknowledged before me on May 29, 2025, by Stephen Welter as
Executor of Maurice V. Hennessey Estate.


Signature of Notary Public

