

Recorded: 6/26/2025 at 11:54:47.0 AM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 1667

THIS INSTRUMENT PREPARED BY:

Leila L. Hale, Esq.
c/o National Deed Network, Inc
36181 East Lake Road #382
Palm Harbor, FL 34685
Phone: 1-727-493-3841

After Recording Return To

Stewart
500 N. Broadway, Suite 900
St. Louis, MO 63102

Mail Tax Statements to:

Jonathan Barron & Devon Pearson-Barron
600 Quaker Mill Drive
Manchester, IA 52057

Ref. # CMSREF25841339

Property Tax ID#: 630203100100

QUIT CLAIM DEED

Exemption Code: 428A.2 (10)

For the consideration of TEN and 00/100 Dollars (\$10.00), receipt of which is acknowledged, on this 21st day of June, 2025, We, JONATHAN BARRON and DEVON PEARSON-BARRON, f/k/a DEVON PEARSON, married to each other, of 600 Quaker Mill Drive, Manchester, IA 52057, Grantors, quitclaim to, JONATHAN BARRON and DEVON PEARSON-BARRON, married to each other, as joint tenants with rights of survivorship, of 600 Quaker Mill Drive, Manchester, IA 52057, Grantees, all my interest in the following tract of real estate in Delaware County, Iowa to wit:


SEE COMPLETE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Parcel Number: 630203100100

Commonly Known As: 600 Quaker Mill Drive, Manchester, IA
52057

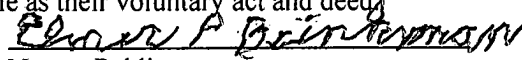
IN WITNESS OF THE ABOVE, We have set our hands this 21st day of June, 2025


JONATHAN BARRON


DEVON PEARSON-BARRON, f/k/a
DEVON PEARSON

STATE OF South Dakota
County of McPherson

On this 21st day of June, 2025 before me, a Notary Public, personally appeared, JONATHAN BARRON and DEVON PEARSON-BARRON, f/k/a DEVON PEARSON, to me known to be the persons named in and who executed the foregoing instrument, and acknowledge that they executed the same as their voluntary act and deed.


Notary Public

Elmer P Brinkman
Printed Name

My Commission Expires: 10-7-30

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

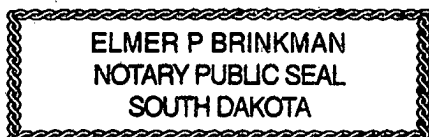


EXHIBIT "A"

That part of the South one-half (S ½) of the Southwest Quarter (SW ¼) of Section Twenty (20), Township Eighty-nine (89) North, Range Five (5), West of the Fifth P.M., Delaware County, Iowa, described as commencing at a point ten (10) feet South of the Northeast corner of the Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) of said Section Twenty (20), and running thence West twenty-nine (29) feet and eight (8) inches, thence South on a line parallel to and twenty-nine (29) feet and eight (8) inches West of the East line of said Southwest Quarter (SW ¼) of the Southwest Quarter (SW ¼) a distance of one hundred ninety (190) feet, thence East to the West line of Lot Eighty-three (83) of Henry Acers' Addition to Manchester, Delaware County, Iowa, thence North along the West line of Lots Eighty-three (83) and Eighty-two (82) of said Henry Acers' Addition two hundred (200) feet to the North line of the Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) of said Section Twenty (20), thence West along said North line thirty-three (33) feet, thence South ten (10) feet, thence West three hundred thirty (330) feet to the point of beginning.

Being the same property conveyed to Jonathan Barron and Devon Pearson as joint tenants with full rights of survivorship, and not as tenants in common. by Warranty Deed from Community Savings Bank an Iowa Banking Corporation., dated January 10, 2011, recorded on January 24, 2011 as Book 2011, Page 298.

Parcel Number: 630203100100