



Book 2025 Page 2079

Document 2025 2079 Type 03 001 Pages 2

Date 8/07/2025 Time 2:17:00PM

Rec Amt \$12.00 Aud Amt \$5.00

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

**WARRANTY DEED  
Recorder's Cover Sheet**

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

**Taxpayer Information:** Donald and Muriel Chappell, 249 Meadow Brook Trail, Manchester, IA 52057

**Return Document To:** Donald and Muriel Chappell, 249 Meadow Brook Trail, Manchester, IA 52057

**Grantors:** Donald L. Chappell and Muriel J. Chappell

**Grantees:** Donald L. Chappell and Muriel J. Chappell

**Legal Description:** See Page 2

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



## WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Donald L. Chappell aka Donald L. Chappel and Muriel J. Chappell aka Muriel J. Chappel, husband and wife, do hereby Convey to Donald L. Chappell and Muriel J. Chappell, as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Four (4), Block Two (2), Meadow Brook Trail Addition, in the City of Manchester, Delaware County, Iowa, according to plat recorded in Book 2020, Page 1311

Exemption #10 – this deed is to correct the spelling of the names of the grantees in the deed recorded July 26, 2024 in Book 2024, Page 1776.

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.

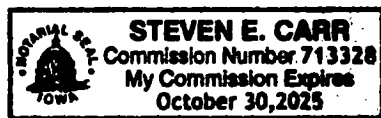
Dated: August 7, 2025.

Donald L. Chappell  
Donald L. Chappell, Grantor

Muriel J. Chappell  
Muriel J. Chappell, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 7, 2025 by Donald L. Chappell and Muriel J. Chappell.



Sh E C  
Signature of Notary Public