

Recorded: 8/19/2025 at 1:14:36.0 PM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$695.20  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2025 PG: 2225

**WARRANTY DEED  
Recorder's Cover Sheet**

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

**Taxpayer Information:** Dillon Hiatt, 2661 315th St, Hopkinton, Iowa 52237

**Return Document To:** Dillon Hiatt, 2661 315th St, Hopkinton, Iowa 52237

**Grantors:** Douglas W. Kolek and Diane K. Kolek

**Grantees:** Dillon Hiatt

**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, Douglas W. Kolek and Diane K. Kolek, husband and wife, do hereby Convey to Dillon Hiatt, as a single person, the following described real estate in Delaware County, Iowa:

Parcel C, Being A Portion of the NW¼ SE¼ Section 23-87-4W of the 5th P.M.,  
Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 143

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 17, 2025.

Douglas W. Kolek, Grantor

Diane K. Kolek, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 12, 2025 by  
Douglas W. Kolek and Diane K. Kolek, husband and wife.

Signature of Notary Public

