



Book 2025 Page 2273

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Date 8/25/2025 Time 12:56:25PM
Rec Amt \$12.00 Aud Amt \$5.00
Rev Transfer Tax \$511.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return to:

River Ridge Escrow Co.
600 Boyson Rd NE - STE 200
Cedar Rapids, IA 52402-7221

Return To: ~~Austin Mensen, 1743 Honey Creek Rd., Manchester, IA 52057~~

Taxpayer: Austin Mensen, 1743 Honey Creek Rd., Manchester, IA 52057

Preparer: Nathan D. Runde, 2080 Southpark Ct., Dubuque, IA 52003, Tel: 563 582-2926



WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Tyler J. Smith and Tiffany K. Smith, Husband and Wife, do hereby Convey to Austin Mensen, the following described real estate in Delaware County, Iowa:

The West nineteen-fortieths (W 19/40) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section Ten (10), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M. except that part described as commencing at the Southwest corner of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) and running thence North on the West line of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) two hundred sixty (260) feet, thence Southeasterly to a point on the South line of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) that is three hundred forty (340) feet East of the point of beginning, thence West along the South line of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) three hundred forty (340) feet to the point of beginning, and also except that part of the West nineteen-fortieths (W 19/40) of said Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) lying South and East of the County Road

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.

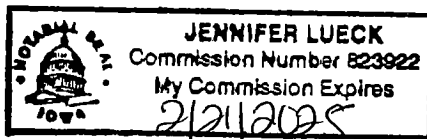
Dated: 8/14/2025.

Tyler J. Smith
Tyler J. Smith, Grantor

Tiffany K. Smith
Tiffany K. Smith, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 14, 2025 by
Tyler J. Smith and Tiffany K. Smith, husband and wife.



Jennifer Lueck
Signature of Notary Public