

Recorded: 9/11/2025 at 10:55:38.0 AM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2025 PG: 2442

**SPECIAL WARRANTY DEED  
Recorder's Cover Sheet**

**Preparer Information:** James T Peters, 309 First St. E, Independence, IA 50644, Tel: 319-334-9992

**Taxpayer Information:** TAMMY R. DETRICH - 124 CIRCLE DR, MANCHESTER, IA 52057

**Return Document To:** TAMMY R. DETRICH - 124 CIRCLE DR, MANCHESTER, IA 52057

**Grantors:** NATHAN A DETRICH 18627 166<sup>TH</sup> Ave., Manchester, Iowa 52057

**Grantees:** TAMMY R. DETRICH - 124 CIRCLE DR, MANCHESTER, IA 52057

**Legal Description:** See Page 2



## SPECIAL WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, NATHAN A DETRICH, an unmarried person, do hereby Convey to TAMMY R. DETRICH, the following described real estate in Delaware County, Iowa:

That part of Lots Eleven (11) and Twelve (12) of the Subdivision of part of the North one-half (N $\frac{1}{2}$ ) of the Southeast quarter (SE $\frac{1}{4}$ ) and South one-half (S $\frac{1}{2}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M. described as commencing at a point thirty three (33.0) feet North and four hundred thirty one and five tenths (431.5) feet East of the Southwest corner of Lot Twelve (12) of said Subdivision, and running thence North one hundred twenty (120.0) feet, thence East to a point ten and ten-thirty ninths (10 10/39) rods West of the East line of Lot Eleven (11) of said Subdivision, thence South one hundred twenty (120.0) feet, thence West to the point of beginning; and the West eleven (11) feet and eight (8) inches of Lot One (1) of Unga Subdivision of part of Lots Eleven (11), Twelve (12) and Fourteen (14) of the Subdivision of the North one-half (N $\frac{1}{2}$ ) of the Southeast Quarter (SE $\frac{1}{4}$ ) and the South one-half (S $\frac{1}{2}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M.

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.

**This deed is exempt according to Iowa Code 428A.2(16).**

Grantors do Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under them, 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.

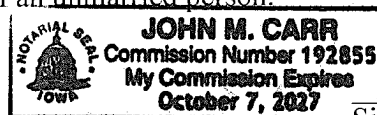
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.


Dated: 9/02/2025

  
NATHAN A DETRICH, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on September 2, 2025 by  
NATHAN A DETRICH an unmarried person.



  
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Signature of Notary Public