

Recorded: 9/15/2025 at 9:54:47.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$879.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 2475

Prepared by: Nicolas AbouAssaly, Simmons Perrine Moyer Bergman PLC
and return to: 115 Third Street SE - Suite 1200, Cedar Rapids, Iowa 52401 (319) 366-7641

SPACE ABOVE THIS LINE FOR RECORDER

Address Tax Statements: Joanne Rauen, 204 7th Ave. NE, Farley, IA 52046

GENERAL WARRANTY DEED

For the consideration of one dollar and other valuable consideration, NATHAN M. GOEDKEN and JESSICA R. GOEDKEN, husband and wife, do hereby convey to JOANNE RAUEN, a single person, the following described real estate in Delaware County, Iowa:

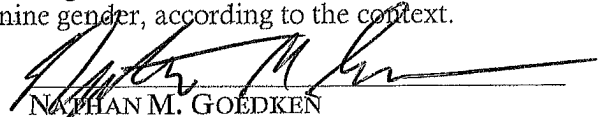
Parcel 2016-74 In Part Of The Southeast Quarter Of The Southeast Quarter Of Section 8, Township 88 North, Range 3 West Of The 5th P.M., Delaware County, Iowa, and Parcel 2016-75 In Part Of The North Half Of The Northeast Quarter of Section 17, Township 88 North, Range 3 West Of The 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2016, Page 2967,

subject to easements, covenants, conditions and restrictions of record.

Grantors do hereby covenant with Grantee, and successors in interest, that grantors hold the real estate by title in fee simple; that grantors 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.

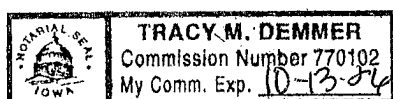
Dated 9-10, 2025.

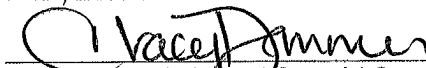

NATHAN M. GOEDKEN


JESSICA R. GOEDKEN

STATE OF IOWA, COUNTY OF Delaware, ss:

This record was acknowledged before me on the 10 day of September, 2025, by NATHAN M. GOEDKEN and JESSICA R. GOEDKEN, husband and wife.




Notary Public in and for said State
My Commission Expires: 10-13-26