

Recorded: 11/19/2025 at 8:01:09.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$4.64
Combined Fee: \$21.64
Revenue Tax: \$71.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 3110

**WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet**

Preparer Information: John C. Compton, 116 1/2 W. Mission St., PO Box 8, Strawberry Point, IA 52076, Tel: 563-933-4334

Taxpayer Information: Tom B. and Tina M. Burcham, Jr., 508 Elizabeth St., Earlville, IA 52041

Return Document To: Tom B. Burcham, Jr., 508 Elizabeth St., Earlville, IA 52041

Grantors: April A. Clute

Grantees: Tom B. Burcham, Jr. and Tina M. Burcham

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, April A. Clute, single, does hereby Convey to Tom B. Burcham, Jr. and Tina M. Burcham, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Four (4), Block Thirty Three (33), Earlville, formerly Nottingham, Iowa, according to plat recorded in Book I L.D., Pages 346-347.

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.

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: November 12, 2025.

X April A. Clute
April A. Clute, Grantor

STATE OF IOWA, COUNTY OF CLAYTON

This record was acknowledged before me on November 12, 2025 by
April A. Clute.



John Compton
Signature of Notary Public