

Recorded: 12/4/2025 at 9:27:37.0 AM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$511.20  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2025 PG: 3292

**Return To/Taxpayer:** Lori Hempstead and Joshua Hempstead, 2286 Jefferson Road, Manchester, IA 52057  
**Preparer:** Benjamin M. Lange, Lange & McMahon, 222 1<sup>st</sup> Street East, Independence, IA 50644 (319) 334-4488

### **WARRANTY DEED - JOINT TENANCY**

For the consideration of one Dollar(s) and other valuable consideration, Lindsey R. Meyer aka Lindsey R. Elliott and Jeffry J. Elliott, wife and husband, do hereby Convey to Lori Hempstead and Joshua Hempstead, wife and husband, as Joint Tenants with Full Rights of Survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

**Lot Eleven (11), and the Southerly one-half of Lot Ten (10) described as that part of Lot Ten (10) that lies Southeasterly of a line which commences at the mid-point of the Southwesterly line of said Lot Ten (10) and on the Northerly right-of-way line of the County Road and runs thence Northeasterly to the mid-point of the Northeasterly line of said Lot Ten (10), of Doyle's Subdivision of part of the West one-half (W1/2) of the Southwest Quarter (SW1/4) of Section Three (3), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, according to plat recorded in Book 2 Plats, Page 199; also Lot Five (5) of Doyle's Second Subdivision Of Part Of The West Half Of The Southwest Quarter Of Section 3, Township 88 North, Range 5 West Of The 5th P.M., Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 29**

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 29, 2025.

Lindsey R. Meyer aka Lindsey R. Elliott  
Lindsey R. Meyer aka Lindsey R. Elliott (Grantor)

STATE OF IOWA, COUNTY OF Delaware ss.

This record was acknowledged before me this 29<sup>th</sup> day of November, 2025,  
by Lindsey R. Meyer aka Lindsey R. Elliott.



Teresa Turnis  
Signature of Notary Public

Jeffrey J. Elliott  
Jeffrey J. Elliott (Grantor)

STATE OF IOWA, COUNTY OF Delaware ss.

This record was acknowledged before me this 29<sup>th</sup> day of November, 2025, by  
Jeffrey J. Elliott.



Teresa Turnis  
Signature of Notary Public