



Book 2025 Page 3337

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Rec Amt \$17.00 Aud Amt \$5.00
Rev Transfer Tax \$43.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Daniel L Seufferlein, 600 Boyson Rd NE, Suite 200, Cedar Rapids, IA 52402, Tel: 319-393-9090

Taxpayer Information: Sharon K. Wheeler, 16101 Maries Rd 524, Vichy, MO 65580

Return Document To: Sharon K. Wheeler, 16101 Maries Rd 524, Vichy, MO 65580

Grantors: Karen Billick and Greg Billick

Grantees: Sharon K. Wheeler

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Karen Billick and Greg Billick, Wife and Husband, do hereby Convey to Sharon K. Wheeler, the following described real estate in Delaware County, Iowa:

Lot One (1) of Geistkemper's Subdivision, City of Earlville, Delaware County, Iowa, according to the plat recorded in Book 2005, Page 821

Subject to Covenants, Conditions, Restrictions and Easements of record.

Mark the appropriate statement with an "X":

☒ There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the subject property as described in Iowa Code Sec. 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

☐ This transaction is not 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.

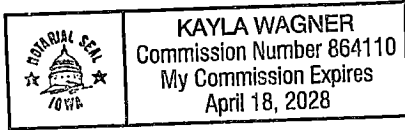
Dated: 11-26-2025

Karen Billick, Grantor

Greg Billick, Grantor

STATE OF Iowa, COUNTY OF Linn

This record was acknowledged before me on November 26, 2025 by
Karen Billick and Greg Billick, Wife and Husband.



Kayla Wagner
Signature of Notary Public