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Date 2/02/2026 Time 10:13:16AM

Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$919.20

**Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA**

RIVER RIDGE ESCROW CO
600 BOYSON RD NE STE 200
CEDAR RAPIDS IA 52402-7221

Return to

Preparer:

Janette S. Voss, Voss Law Firm, PLC, P.O. Box 138, Anamosa, Iowa 52205, Tel: 319-462-4935

Return To / Taxpayer: Byran Kimm and Tracie Kimm, 410 Komet Ct., Keystone, IA 52249

WARRANTY DEED

For the consideration of One and No/100 Dollars and other valuable consideration, **LORI L. COLE AND MICHAEL W. COLE**, wife and husband, do hereby Convey to **BYRAN KIMM** and **TRACIE KIMM**, 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) of Pirc Townhomes 1st Subdivision; A subdivision of Lot 8 and Lot 10 in Nautic Estates in the Northwest Quarter of the Northeast Quarter Section 23, Township 88 North, Range 5 West of the 5th P.M., Delaware County, Iowa, according to the plat recorded in Book 2017, Page 3119.

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.

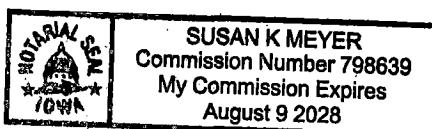
Dated: January 26, 2026.

Lori L. Cole
Lori L. Cole, Grantor

Michael W. Cole
Michael W. Cole, Grantor

STATE OF IOWA, COUNTY OF DeLaware

This record was acknowledged before me on January 26, 2026 by Lori L. Cole and Michael W. Cole, wife and husband.



Susan K Meyer
Signature of Notary Public