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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Tel: 563-927-4164

Taxpayer Information: Dylan Sands, 2480 230th Ave., Delhi, IA 52223

Return Document To: Dylan Sands, 2480 230th Ave., Delhi, IA 52223

Grantors: Diane Rose Sands

Grantees: Dylan Sands

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of One Hundred Forty-Two Thousand Five Hundred Dollar(s) and other valuable consideration, Diane Rose Sands, a single person, does hereby Convey to Dylan Sands, the following described real estate in Delaware County, Iowa:

Parcel 2025-81, PART OF PARCEL 2021-48 IN THE NW 1/4 - SE 1/4 AND THE SW 1/4 - SE 1/4 IN SECTION 18, T88N, R4W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA according to plat recorded in Book 2025, Page 3038.

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: March 2, 2026

Diane Rose Sands
Diane Rose Sands, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on March 2, 2026 by Diane Rose Sands.

St E Carr
Signature of Notary Public

