

Recorded: 5/19/2026 at 12:46:41.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$703.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 1292

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: Ian Mark Rowell, 2338 Jefferson Road, Manchester, Iowa 52057

Return Document To: Ian Mark Rowell, 2338 Jefferson Road, Manchester, Iowa 52057

Grantors: Donna M. Morris

Grantees: Ian Mark Rowell

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



WARRANTY DEED

For the consideration of Four Hundred Forty Thousand Dollar(s) and other valuable consideration, Donna M. Morris, a single person, does hereby Convey to Ian Mark Rowell, the following described real estate in Delaware County, Iowa:

Parcel 2014-70 in the SW¼-NE¼, Section 10-T88N-R5W Delaware County, Iowa, according to plat recorded in Book 2014, Page 3256

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: 5-15-26

Donna M. Morris
Donna M. Morris, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 15, 2026 by Donna M. Morris.

Signature of Notary Public

