

Recorded: 6/23/2026 at 2:39:28.0 PM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 1694

Preparer Information: Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave. Suite 4, Independence, IA 50644, Phone: (319) 334-3704
Taxpayer Information: Robert Thomas Ryan and Jessica Lynne Ryan, 2074 310th Street, Hopkinton, IA 52237
Return Document To: Brian C. Eddy of Roberts & Eddy, P.C., 2349 Jamestown Ave. Suite 4, Independence, IA 50644

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Robert Ryan, a/k/a Robert Thomas Ryan and Jessie Ryan, a/k/a Jessica Lynne Ryan, as husband and wife, do hereby Convey to Robert Thomas Ryan and Jessica Lynne Ryan, 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:


The Southeast Quarter of the Northeast Quarter (N ¼ SE¼ NE¼) of Section Twenty-seven (27), Township Eighty-seven (87) North, Range Five (5), West of the 5th P.M, Delaware County, Iowa.

*This deed is exempt according to Iowa Code 428A.2 (21).

The Grantors do hereby covenant with grantee, and successor in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: June 23, 2026.



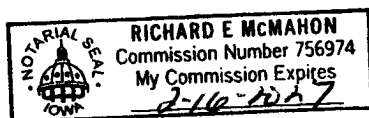
Robert Ryan, a/k/a Robert Thomas Ryan, Grantor




Jessie Ryan, a/k/a Jessica Lynne Ryan, Grantor

STATE OF IOWA, COUNTY OF Delaware :

This instrument was acknowledged before me on this 23rd day of June, 2026, by Robert Ryan, a/k/a Robert Thomas Ryan and Jessie Ryan, a/k/a Jessica Lynne Ryan, as husband and wife.





Notary Public