

Recorded: 7/20/2026 at 3:59:32.0 PM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$855.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 2060

Return To: Eric A. Griffin & Tracy M. Griffin, 26363 212th Ave., Delhi, IA 52223
Taxpayer: Eric A. Griffin & Tracy M. Griffin, 26363 212th Ave., Delhi, IA 52223
Preparer: Nathan D. Runde, 2080 Southpark Ct., Dubuque, IA 52003, Tel: 563 582-2926



WARRANTY DEED JOINT TENANCY

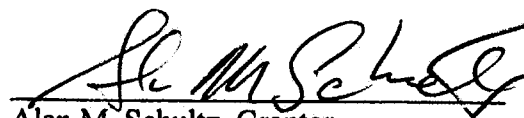
For the consideration of Ten Dollar(s) and other valuable consideration, Alan M. Schultz a/k/a Alan Mark Schultz, a Single Person, does hereby Convey to Eric A. Griffin and Tracy M. Griffin, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Two (2) of "Linden Acres" in Section Twenty Five (25), Milo Township, Delaware County, Iowa, according to plat recorded in Book 3 Plats, Page 175; same being part of Lots Seventeen (17) and Eighteen (18) of Stone's First Addition to Delaware County, Iowa, according to plat recorded in Book 2 Plats, Page 90; also Parcel XX Part of Lot A of Stone's First Addition Sec. 25, T88N, R5W of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2010, Page 311

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.

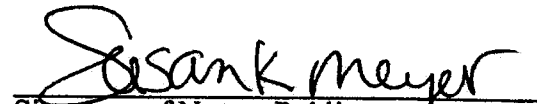
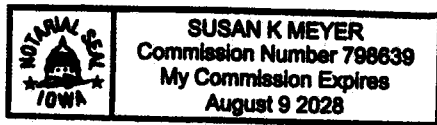
Dated: 07/16/2024.



Alan M. Schultz, Grantor
a/k/a Alan Mark Schultz

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 7/16/2026 by Alan M. Schultz
a/k/a Alan Mark Schultz, single.



Signature of Notary Public