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Rec Amt \$12.00 Aud Amt \$5.00

Rev Transfer Tax \$511.20

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

Return To/Taxpayer: Karen S. Parzihi, 117 Marshall Ct., Manchester, IA 52057

Preparer: Benjamin M. Lange, Lange Law Firm, PLC 222 1st Street East, Independence, IA 50644 (319) 334-4488

WARRANTY DEED

For the consideration of one Dollar(s) and other valuable consideration, Isaac Butler and Nydia O. Butler, husband and wife, do hereby Convey to Karen S. Parhizi, the following described real estate in **Delaware** County, Iowa:

Lot Five (5) of Oscar Smith Subdivision of Parts of Lots Twenty One (21), Twenty Two (22), and Twenty Three (23) of Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 3 Plats, Page 42, and the East fifty (50) feet of the West one hundred eighty (180) feet of the South sixty seven (67) feet of Lot Twenty Two (22), Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1.

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: July 21st, 2026.


Isaac Butler (Grantor)


Nydia O. Butler (Grantor)

STATE OF IOWA, COUNTY OF Delaware ss.

This record was acknowledged before me this 21st day of July, 2026, by Isaac Butler.




Signature of Notary Public

STATE OF IOWA, COUNTY OF Delaware ss.

This record was acknowledged before me this 21st day of July, 2026, by Nydia O. Butler.




Signature of Notary Public