

Recorded: 9/11/2026 at 10:59:48.0 AM  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$429.60  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2026 PG: 2653

**Return To:** Bryce M. Wessels & Michelle Wessels, 1320 N. 5<sup>th</sup> St., Manchester, IA 52057  
**Taxpayer:** Bryce M. Wessels & Michelle Wessels, 1320 N. 5<sup>th</sup> St., Manchester, IA 52057  
**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, Michael R. Widmar and Angela E. Widmar, Husband and Wife, do hereby Convey to Bryce M. Wessels and Michelle Wessels, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

The South eleven (11) feet of Lot Eighty Three (83), except the West one hundred forty (140) feet thereof, and the North sixty two (62) feet of Lot Eighty Four (84), except the West one hundred forty (140) feet thereof, all in 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.

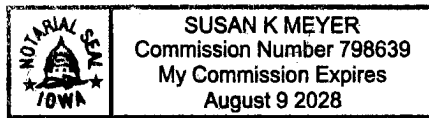
Dated: 09-11-26

Michael R. Widmar  
Michael R. Widmar, Grantor

Angela E. Widmar  
Angela E. Widmar, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 09-10-26 by Michael R. Widmar and Angela E. Widmar, husband and wife.



Susan K Meyer  
Signature of Notary Public