Recorded: 1/14/2014 at 10:48:44.0 AM
Fee Amount: $17.00
Revenue Tax: $0.00
Delaware County, Iowa
DEBORAH PEYTON, RECORDER
BK: 2014 PG: 91

Entered for taxation 15th day
of January A D 2014
Carla K. Becher Auditor
By D. Hildebrand Deputy

MARGIN ABOVE RESERVED FOR RECORDING INFORMATION

SHERIFF'S DEED

PREPARED, SUBMITTED, AND RETURN TO:
ATTN: CHAD KOSLOWSKY
SOUTH & ASSOCIATES, P.C.
6363 COLLEGE BLVD, SUITE 100
OVERLAND PARK, KS 66211
(913) 663-7600

DATE OF INSTRUMENT: 12/19/13

ASSIGNOR: JOHN LECLERE, SHERIFF OF DELAWARE COUNTY
304 E. DELAWARE STREET, P.O. BOX 116
MANCHESTER, IA 52057-0116

ASSIGNEE: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER TO CHASE HOME FINANCE LLC
1111 POLARIS PARKWAY,
COLUMBUS, OH 43240-2031

AFFECTED INSTRUMENT: DECEMBER 30, 2008, DOCUMENT NO. 2008 3963, IN BOOK NO. 2008, AT PAGE 3963

LEGAL DESCRIPTION: Lot Four (4) and the East Twenty Seven (27) feet of Lot Three (3) of the Subdivision of the Northwest Quarter of the Northwest Quarter of Section Four (4) Township Eighty-nine (89) North, Range Three (3) West of the Fifth P.M., according to Plats recorded in Book A Plats, Page 3 and Book A Plats, Page 29, subject to easements of record. Situated in Delaware County, in the State of Iowa

No Declaration of Value or Groundwater is required by law to be furnished in regard to this transfer of title because it was made by a state official (i.e., Sheriff's Deed), which is exception number 428A.2 (19) Iowa Legislature

Tax Statements To:
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
1111 POLARIS PARKWAY
COLUMBUS, OH 43240-2031

File No. 158494

Prepared by: JUDY LEE-DELAWARE COUNTY SHERIFF'S OFFICE, MANCHESTER, IA 52057 (563) 927-3135

Tax Statement: JPMORGAN CHASE BANK, 1111 POLARIS PKWY, COLUMBUS, OH 43240-2031

Return To: JASON D. BAHNSEN , SOUTH & ASSOCIATES PC, 1245 JORDAN CREEK PKWY STE 120, WEST DES MOINES, IA 50266

SHERIFF'S DEED

In consideration of $ 57,108.35 heretofore paid, I JOHN A. LECLERE, SHERIFF of DELAWARE COUNTY, Iowa, do hereby sell and convey unto:

JPMORGAN CHASE BANK NA AS SUCCESSOR BY MERGER TO CHASE HOME FINANCE LLC C/O JP MORGAN CHASE BANK

the following described property in DELAWARE County, Iowa:

LOT FOUR (4) AND THE EAST TWENTY-SEVEN (27) FEET OF LOT THREE (3) OF THE SUBDIVISION OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION FOUR (4) TOWNSHIP EIGHTY-NINE (89) NORTH, RANGE THREE (3) WEST OF THE FIFTH P.M., ACCORDING TO PLATS RECORDED IN BOOK A PLATS, PAGE 3 AND BOOK A PLATS, PAGE 29, SUBJECT TO EASEMENTS OF RECORD. SITUATED IN DELAWARE COUNTY, IN THE STATE OF IOWA

☐ See Attached Sheet (s) for further description

Upon the expiration of the redemption period (no redemption having been made) this Deed is given upon the surrender of the Sheriff's Certificate of Purchase, the same having been issued on N/A

In Case Number · EQCV007311

JPMORGAN CHASE BANK, N.A. AS SUCCESSOR BY MERGER TO CHASE HOME FINANCE LLC
VS
ALEX CHAPMAN A/K/A ALEXANDER CHAPMAN A/K/A ALEXANDER ALLEN CHAPMAN; SPOUSE OF ALEX CHAPMAN; CAPITAL ONE BANK (USA) NA; MEGAN J. BALLIU; AND PARTIES IN POSSESSION

Date 12/19/2013

JOHN A. LECLERE, SHERIFF

DOV and transfer tax exempt under Iowa Code Section 428A.2(19) EXEMPTION #19

Sale Conducted By: Chief Deputy Eric Brooks 28-2

STATE OF IOWA
DELAWARE COUNTY } SS.

On December 19, 2013 before me, a Notary Public in and for said County, personally appeared JOHN A. LECLERE, SHERIFF and Chief Deputy Eric Brooks 28-2

to me personally known to be the identical person whose name is subscribed to the foregoing deed as grantor, and acknowledged the execution thereof to be his voluntary act and deed as said for the purposes therein named.

JUDY A. LEE
Commission Number 197867
My Commission Expires
8-12-2016

Witness my hand and seal, the day and year last above written.

Notary Public in and for the State of Iowa