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Date 3/13/2015 Time 10:55:15AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $8.80
Rev Stamp# 78 DOV# 74

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 11th day
of March AD 2015
Carla K. Bracker Auditor
By P. H. Holsrand Deputy

Warranty Deed

(Corporate/Business Entity Grantor)
THE IOWA STATE BAR ASSOCIATION
Official Form #335
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
George Davis, 225 First Avenue East, Dyersville, IA 52040, (563) 875-9112

Taxpayer Information: (Name and complete address)
Charles F. and Joy A. Bacon, 101 Livingston Drive, Hopkinton, Iowa 52237

Return Document To: (Name and complete address)
George Davis, 225 First Avenue East, Dyersville, IA 52040

Grantors:

C. J. Bacon and Sons

Grantees:

Charles F. Bacon
Joy A. Bacon

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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THE IOWA STATE BAR ASSOCIATION Official Form No. 335	GEORGE A. DAVIS	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Warranty Deed

(Corporate/Business Entity Grantor)

For the consideration of One ($1.00) Dollar(s) and other valuable consideration, C. J. Bacon and Sons,

a(n) Partnership organized and existing under the laws of Iowa does hereby Convey to Charles F. Bacon and Joy A. Bacon, husband and wife, as joint tenants with full rights of survivorship & not as tenants in common the following described real estate in Delaware County, Iowa:

PARCEL 1: Lots Twenty Eight (28) and Twenty Nine (29) of Jackson's Addition to Hopkinton, Iowa, according to plat recorded in Book 15 L.D., Page 415

PARCEL 2: Parcel 2015-09, part of the SE1/4-NE1/4, all in Section 13, T87N, R4W of the Fifth P.M., Delaware County, Iowa, per Plat recorded in Book 2015, Page 283

The grantor hereby covenants with grantees, and successors 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: March 11, 2015

C. J. Bacon and Sons,
a(n) Partnership

By _____
Charles F. Bacon, Partner

By _____
Charles J. Bacon, Partner

By _____
Curtis Bacon, Partner

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on this 11 day of March, 2015, by Charles J. Bacon, Curtis Bacon and Charles F. Bacon as all the Partners of C. J. Bacon and Sons.

GEORGE A. DAVIS
Commission Number 199715
My Commission Expires
December 17, 2016

_____
Signature of Notary Public

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