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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 14th day
of May AD 2015
Carla K. Becker, Auditor
By P. Hildebrand Deputy

WARRANTY DEED
(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
John C. Compton, 116½ W. Mission St. , Box 8, Strawberry Point, IA 52076, Phone: (563) 933-4334

Taxpayer Information: (Name and complete address)
Delores A. and Benjamin W. Kent, 1926 Honey Creek Road, Manchester, IA 52057

Return Document To: (Name and complete address)
EW Delores A. and Benjamin W. Kent, 1926 Honey Creek Road, Manchester, IA 52057

Grantors:
Delores A. Kent aka Delores A. Hood
Benjamin W. Kent aka Delores Hood

Grantees:
Delores A. Kent
Benjamin W. Kent

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. 103	John C. Compton	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

WARRANTY DEED - JOINT TENANCY

For the consideration of ---One & no/100--- Dollar(s) and other valuable consideration, Delores A. Kent, f/k/a Delores A. Hood and Benjamin W. Kent, wife and husband aka Delores Hood do hereby Convey to Delores A. Kent and Benjamin W. Kent, wife and husband as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

Lot One (1) of Schulte's Subdivision of part of the Northeast Quarter (NE ¼) of Section Twenty (20), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian, according to Plat recorded in Book 2 Plats, Page 121, Delaware County, Iowa.

This deed is exempt according to Iowa Code 428A.2(11).

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: 5-13-15

Delores A. Kent
Delores A. Kent (Grantor)

Benjamin W. Kent
Benjamin W. Kent (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me this 13th day of May, 2015, by Delores A. Kent and Benjamin W. Kent, wife and husband.

SUE R. GALLAGHER
Commission Number 784813
My Commission Expires
6/27/17

Signature of Notary Public