Recorded: 6/16/2015 at 8:36:49.0 AM
Fee Amount: $17.00
Revenue Tax: $413.60
Delaware County, Iowa
DEBORAH PEYTON, RECORDER
BK: 2015 PG: 1510
DOV #185 REV #181

Entered for taxation 16th day
of June AD 2015
Carla K. Barker Auditor
By [illegible] Deputy

WARRANTY DEED
(Joint Tenancy)

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

Preparer Information: (Name, address and phone number)
Thomas J. Hanson , 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (Name and complete address)
Chad M. Sullivan and Sara J. Cook, 17200 185th Street, Manchester, IA 52057

Return Document To: (Name and complete address)
Chad M. Sullivan and Sara J. Cook, 17200 185th Street, Manchester, IA 52057

Grantors:
Matthew J. Schulte
Keri L. Schulte

Grantees:
Chad M. Sullivan
Sara J. Cook

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	Thomas J. Hanson	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

WARRANTY DEED - JOINT TENANCY

For the consideration of $259,000.00 Dollar(s) and other valuable consideration,
Matthew J. Schulte and Keri L. Schulte, husband and wife
do hereby Convey to
Chad M. Sullivan and Sara J. Cook
as
Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

Lot Two (2) of Fawn Trail being a Subdivision of Parcel "C" in Section 17 and Parcel "G" in Section 18; all in Township 89 North, Range 5 West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2005, Page 1694.

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: June 12, 2015

Matthew J. Schulte (Grantor)

Keri L. Schulte (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me this 12 day of June, 2015, by Matthew J. Schulte and Keri L. Schulte, husband and wife

Signature of Notary Public

NOTARIAL SEAL IOWA
THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2016

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