Recorded: 6/18/2015 at 8:08:00.0 AM
Fee Amount: $17.00
Revenue Tax: $126.40
Delaware County, Iowa
DEBORAH PEYTON, RECORDER
BK: 2015 PG: 1552
Rev Stamp# 190 DOV# 194

Entered for taxation 19th **day**
of June **AD** 2015
Carla Fischer **Auditor**
By [illegible] **Deputy**

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form #101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Natalie Hermsen, 915 Sherman Avenue, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Natalie Hermsen, 915 Sherman Avenue, Manchester, Iowa 52057

Grantors:
Helen M. Schmidt

Grantees:
Natalie Hermsen

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. 101	Steven E. Carr	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

WARRANTY DEED

For the consideration of $79,500.00 Dollar(s) and other valuable consideration,
Helen M. Schmidt, a single person
do hereby Convey to Natalie Hermsen
the following described real estate in Delaware County, Iowa:
Lot Seven (7), Block Three (3), Shelden and Harris Addition to Manchester, Iowa, according to plat recorded in Book 1, Plats, Pages 97-98.

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 15, 2015

Helen M. Schmidt (Grantor) _____ (Grantor)

_____ (Grantor) _____ (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 15 day of June, 2015 by Helen M. Schmidt

NOTARIAL SEAL IOWA
E. MICHAEL CARR
Commission Number 222
My Commission Expires
December 10, 2016

Signature of Notary Public

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