Book 2015 Page 1621

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Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $239.20
Rev Stamp# 199 DOV# 203

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 24th day
of June AD 2015
Carla K. Becker Auditor
By D. H. Weirauch Deputy

EMJ

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Return To: David C. Wendt, 2389 230th Ave., Delhi, Iowa 52223
Preparer: Dan McClean, 401 First Avenue East, Dyersville, IA 52040, (563) 875-6002
Taxpayer: David C. Wendt, 2389 230th Ave., Delhi, Iowa 52223

WARRANTY DEED - JOINT TENANCY

For the consideration of Ten Dollar(s) and other valuable consideration, Randy A. Mahoney and Kori S. Mahoney, husband and wife do hereby Convey to David C. Wendt and Debra A. Wendt, husband and wife as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

See 1 in Addendum (page 2)

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: 06/19/2015

Randy A. Mahoney (Grantor)

Kori S. Mahoney (Grantor)

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me this 19 day of June, 2015, by Randy A. Mahoney and Kori S. Mahoney.

JoAnn K. Hawkins
Signature of Notary Public

JOANN K. HAWKINS
COMMISSION NO. 101422
MY COMMISSION EXPIRES
12-10-16

(This form of acknowledgment for individual grantor(s) only)

Addendum

1. That part of Lots Nine (9) and Ten (10) of Connolly's Riverview Addition to Delaware County, Iowa, according to plat recorded in Book 2 Plats, Pages 86-87, described as commencing at the Southwest corner of said Lot Nine (9), and running thence East on the South line of Lot Nine (9) a distance of ten (10.0) feet, thence Northwesterly forty five (45.0) feet to a point on the line between said Lots Nine (9) and Ten (10), which point is forty three (43.0) feet North of the Southwest corner of said Lot Nine (9), thence West on a line parallel with the South line of Lot Ten (10) a distance of thirty three (33.0) feet, thence South on a line parallel with the East line of Lot Ten (10) a distance of forty three (43.0) feet to the South line of Lot Ten (10), thence East on the South line of said Lot Ten (10) a distance of thirty three (33.0) feet to the point of beginning; and also that tract of land (prepetual usage) lying South of above described portion of Lots Nine (9) and Ten (10) extended to the water's edge; same being a part of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of Section Thirty (30), Township Eighty Eight (88) North, Range Four (4), West of the Fifth P.M.; also Parcel D Of Lot 18 In A.J. Schmidt First Subdivision Part Of The Southwest Quarter (SW1/4) Of The Northeast Quarter (NE1/4), Section Thirty (30), Township Eight-Eight North (T88N), Range Four West (R4W) Of The Fifth Principal Meridian Delaware County, Iowa, according to plat recorded in Book 1999, Page 2582.