Book 2015 Page 1824

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Rec Amt $7.00 Aud Amt $5.00
Rev Transfer Tax $191.20
Rev Stamp# 227

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 13th day
of July AD 2015
Carla K. Baker, Auditor
By R Hildebrand, Deputy

PREPARED FOR SKOGMAN REALTY BY: William P. Prowell, Shuttleworth & Ingersoll, P.L.C., P.O. Box 2107, Cedar Rapids, IA 52406-2107, Ph. (319) 365-9461
Return to: Skogman Realty/Escrow Services of Iowa, 411 1st Ave SE, Cedar Rapids, IA 52401

ADDRESS TAX STATEMENT TO: Justin G. Noska, 1140 N 3rd St, Manchester, IA 52057

WARRANTY DEED

For the consideration of one dollar ($1.00) and other valuable consideration, Fidelity Bank & Trust, a banking corporation organized and existing under the laws of Iowa, does hereby convey to Jeff Snow and Vannessa Snow, 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:

The East sixty-six (66.0) feet of Lot Ninety Two (92) of Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1

This Deed is given in full satisfaction of a Real Estate Contract between Darrell L. Hora and Jeff Snow and Vannessa Snow, filed with the Delaware County Recorder on April 9, 2010, in Book 2010, Page 1045, of the records of that office and, therefore, is exempt from declaration of value and groundwater hazard statement requirements pursuant to Iowa Code Section 428A.2(1).

Subject, nevertheless, to easements, restrictions, covenants and conditions of record.

Grantor does hereby covenant with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that Grantor 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 grantor 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, and as masculine or feminine gender, according to the context.

STATE OF IOWA)
) ss:
Dubuque COUNTY)

This instrument was acknowledged before me this 8th day of July, 2015, by Mindy Burds, as Vice President, of Fidelity Bank & Trust.

Jill Cahill
Notary Public

JILL CAHILL
Commission Number 766776
My Commission Expires
2/18/2017

Dated: July 8th, 2015

FIDELITY BANK & TRUST

By: Mindy Burds
Mindy Burds, Vice President