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Book 2015 Page 1949

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
(Several Grantors)

THE IOWA STATE BAR ASSOCIATION
Official Form No. 102
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Mary Lou Tracey, 105 N. Franklin St., P. O. Box 279, Manchester, IA 52057, Phone: (563) 927-4925

Taxpayer Information: (Name and complete address)
Miss Daisy, Inc., 2620 - 212th Avenue, Delhi, Iowa 52223

Return Document To: (Name and complete address)
Miss Daisy, Inc., 2620 - 212th Avenue, Delhi, Iowa 52223

Grantors:
William N. Russ
Marcia L. Russ
William Russ, Attorney-in-Fact
Marcia Russ, Attorney-in-Fact

Grantees:
Miss Daisy, Inc.

Legal description: See Page 2 3

Document or instrument number of previously recorded documents:

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THE IOWA STATE BAR ASSOCIATION Official Form No. 102	Mary Lou Tracey	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

WARRANTY DEED
(Several Grantors)

For the consideration of 60,000.00 Dollar(s) and other valuable consideration, William N. Russ and Marcia L. Russ, husband and wife; Steven M. Russ, a single person, by William Russ and Marcia Russ, his Attorneys-in-Fact, do hereby Convey to Miss Daisy, Inc. the following described real estate in Delaware County, Iowa:

See 1 in Addendum

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 30, 2015

William N Russ
William N. Russ (Grantor) (Grantor)

Marcia Russ
Marcia L. Russ (Grantor) (Grantor)

William N Russ
William Russ, Attorney-in-Fact (Grantor) (Grantor)

Marcia Russ
Marcia Russ, Attorney-in-Fact (Grantor) (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 1st day of July, ____, by William N. Russ and Marcia L. Russ, husband and wife; Steven M. Russ, a single person, by William Russ and Marcia Russ, his Attorneys-in-Fact.

Linda J. Jay
Signature of Notary Public

LINDA J. JAY
Commission Number 129134
MY COMMISSION EXPIRES

LINDA J. JAY
Commission Number 129134
MY COMMISSION EXPIRES

Addendum

1. The South one-half (S½) of Lot Six (6), Block Fourteen (14), Hobbs Addition to Delhi, Iowa, according to plat recorded in Book D L.D., Pages 516-517 (the record owners of this land are William N. Russ and Marcia L. Russ, husband and wife)
AND
The North one-half (N½) of Lot Six (6), Block Fourteen (14), Hobbs Addition to Delhi, Iowa, according to plat recorded in Book D L.D., Pages 516-517 (the record owner of this land is Steven M. Russ, a single person).

   This deed is in full satisfaction of that certain contract of date 10/11/13 and of record 10/14/13, in Book 2013, Page 3253, Office of the Recorder of Delaware County, Iowa, Exemption #1 applies.