Recorded: 8/11/2015 at 8:02:50.0 AM
Fee Amount: $17.00
Revenue Tax: $219.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2015 PG: 2149
Rev Stamp# 276 DOV#287

Entered for taxation 12th day
of August AD 2015
Carla K. Becker, Auditor
By D. Hibbard, Deputy

WARRANTY DEED
(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103
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)
Nathan D. Vaske and Hilary M. Vaske, 513 East Union Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Nathan D. Vaske and Hilary M. Vaske, 513 East Union Street, Manchester, Iowa 52057

Grantors:
Matthew R. Menard
Rachel M. Menard

Grantees:
Nathan D. Vaske
Hilary M. Vaske

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

WARRANTY DEED - JOINT TENANCY

For the consideration of $137,500.00 Dollar(s) and other valuable consideration,
Matthew R. Menard and Rachel M. Menard, husband and wife
do hereby Convey to
Nathan D. Vaske and Hilary M. Vaske, 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:

That part of Lot Three Hundred Nine (309), Manchester, Iowa, described as commencing at a point two hundred thirty (230.0) feet North of the Northwest corner of Lot Two Hundred Sixty Three (263), Manchester, Iowa, and running thence North one hundred (100.0) feet to the South line of Union Street in Manchester, thence West five (5) rods, thence South one hundred (100.0) feet, thence East five (5) rods to the point of beginning. Plat recorded in Book 2 Page 79.

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: July 29, 2015

Matthew R. Menard (Grantor)

Rachel M. Menard (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 29 day of July, 2015, by
Matthew R. Menard and Rachel M. Menard.

Patricia Coleman
Signature of Notary Public

PATRICIA COLEMAN
Commission Number 719121
My Comm. Exp. 10/15/17

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