Entered for taxation 12th day
of August AD 2015
Carla R. Becker Auditor
By P.H. Deboard Deputy

Recorded: 8/11/2015 at 8:02:54.0 AM
Fee Amount: $12.00
Revenue Tax: $181.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2015 PG: 2151
Rev Stamp#277 DOV# 288

Preparer: Scott M. O'Shea, 1007 Longfellow Drive, Hiawatha, IA 52233, (319) 362-3640
Return to/Taxpayer: Justin M. and Kimberly S. Davis, 17811 189th Street, Manchester, IA 52057

WARRANTY DEED – JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Kristine M. Baldwin and James C. Baldwin, wife and husband, do hereby convey to Justin M. Davis and Kimberly S. Davis, husband and wife, as joint tenants with full rights of survivorship and not a tenants in common, the following described real estate in Delaware County, Iowa:

> Lot Seven (7) of Steely's Home Site Subdivision in the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section Seventeen (17), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M., according to plat recorded in Book 2 Plats, Page 76.
>
> The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record.

Grantors do Hereby Covenant with grantee, 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. James C. Baldwin signs solely to relinquish any and all interest he may have in the real estate, including any and 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 19, 2015

Kristine M. Baldwin (Grantor)

James C. Baldwin (Grantor)

STATE OF IOWA COUNTY OF Delaware

This record was acknowledged before me this 19th day of June, 2015, by Kristine M. Baldwin and James C. Baldwin, wife and husband.

Notary Public

NOTARIAL SEAL IOWA
LINDA A. BESSEY
Commission Number 116084
My Commission Expires
6-14-17