Entered for taxation 8th day
of September AD 2015
Carla Zacher, Auditor
By S. Hildebrand, Deputy

Book 2015 Page 2421

Document 2015 2421 Type 03 001 Pages 2
Date 9/04/2015 Time 12:41:19PM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $51.20
Rev Stamp# 306 DOV# 315

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)
Cynthia Hanna Castelletti, 316 2nd St SE, Ste 124, Cedar Rapids, IA 52401, (319) 362-2137

Taxpayer Information: (name and complete address)
Mark A. Biggs and Dawn M. Biggs
20665 262nd St, Delhi, Iowa 52223

Return Document To: (name and complete address)
Mark A. Biggs and Dawn M. Biggs
20665 262nd St, Delhi, Iowa 52223

Grantors:
William D. Thurm

Grantees:
Mark A. Biggs and Dawn M. Biggs

Legal Description:

Lot Seventy Three (73) of "Clair-View Acres at Delhi, Iowa" in Section 23 and 26, Milo Township, Delaware County, Iowa, according to plat recorded in Book 2 Plats, Page 200

WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration, William D. Thurm, a single person, does hereby convey to Mark A. Biggs and Dawn M. Biggs, 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:

Lot Seventy Three (73) of "Clair-View Acres at Delhi, Iowa" in Section 23 and 26, Milo Township, Delaware County, Iowa, according to plat recorded in Book 2 Plats, Page 200

Subject, nevertheless, to all restrictions, easements, 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. 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: 9-2-15

William D. Thurm

STATE OF IOWA, COUNTY OF DELAWARE

This instrument was acknowledged before me this 2nd day of Sep, 2015, by William D. Thurm, a single person.

EVAN R. HUGHES
Commission Number 767121
My Commission Expires
3-14-17

Notary Public – State of Iowa