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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 107
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Werner Hellmer, 137 First Ave. E, PO Box 342, Dyersville, IA 52040, Phone: (563) 875-9733

Taxpayer Information: (Name and complete address)
Lyle W. Helle and Marsha A. Helle, 211 S. Radcliffe St., Earlville, IA 52041

Return Document To: (Name and complete address)
WP (X) Werner Hellmer, 137 First Ave. E, PO Box 342, Dyersville, IA 52040

Grantors:
Nancy A. Dunkel
Lyle W. Helle

Grantees:
Lyle W. Helle
Marsha A. Helle

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. 107	Werner Hellmer	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

TRUSTEE WARRANTY DEED
(Inter Vivos Trust)

For the consideration of Ten and no/100 Dollar(s) and other valuable consideration, Nancy A. Dunkel and Lyle W. Helle

~~(Trustee)~~ (Co-Trustees) of Marvin and Olga Helle Revocable Trust

does hereby convey to Lyle W. Helle and Marsha A. Helle, 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: Parcel 2015-67 part of Lot 2 of the Subdivision of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4), Section Twenty-five (25), Township Eighty-nine North (T89N), Range Four West (R4W) of the 5th Principal Meridian, in the City of Earlville, Delaware County, Iowa, according to plat recorded in Book 2015, Page 1884.

The grantor hereby covenants 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 grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated this 9th day of September, 2015.

Marvin and Olga Helle Revocable Trust

By: _____ (title)
As ~~(Trustee)~~ (Co-Trustee) of
The above entitled trust

Nancy A. Dunkel, Co-Trustee

By: _____ (title)
As ~~(Trustee)~~ (Co-Trustee) of
The above entitled trust

Lyle W. Helle
Lyle W. Helle, Co-Trustee

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me this 9th day of September, 2015, by Nancy A. Dunkel, Co-Trustee.

WERNER HELLMER
Commission Number 187984
My Comm. Exp. 12/07/17

Signature of Notary Public

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