Recorded: 11/6/2015 at 2:20:43.0 PM
Fee Amount: $17.00
Revenue Tax: $87.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2015 PG: 3051
Rev Stamp# 399 DOV# 412

Entered for taxation 9th day
of November AD 2015
Carla K. Becker Auditor
By D. Hildebrand 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)
James V. Graybill and Patricia A. Graybill, 145 Prospect Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
James V. Graybill and Patricia A. Graybill, 145 Prospect Street, Manchester, Iowa 52057

Grantors:
Gerald M. Boardman
Marian R. Boardman

Grantees:
James V. Graybill
Patricia A. Graybill

Legal description: See Page 2

Document or instrument number of previously recorded documents:

© The Iowa State Bar Association 2005
IOWADOCS®

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 $55,000.00 Dollar(s) and other valuable consideration, Gerald M. Boardman and Marian R. Boardman, husband and wife do hereby Convey to James V. Graybill and Patricia A. Graybill, 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:

The North one half (N1/2) of the West one fourth (W1/4), except the South ten (10.0) feet thereof, of Lot Twenty (20), Burringtons's Addition to Manchester, Iowa, according to plat recorded in Book 1 L.D., Page 245

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: 11-5-15

Gerald M. Boardman (Grantor)

Marian R Boardman
Marian R. Boardman (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 5th day of NOVEMBER, 2015, by Gerald M. Boardman and Marian R. Boardman.

Marvin W Watertouse
Signature of Notary Public

MARVIN W WATERHOUSE
Notarial Seal - Iowa
Commission # 404884
My Commission Expires 5-12-18

© The Iowa State Bar Association 2013
IOWADOCS®