Entered for taxation 16th day
of December AD 2015
Carla K. Locher, Auditor
By D. Hildebrand Deputy

Recorded: 12/15/2015 at 3:12:30.0 PM
Fee Amount: $17.00
Revenue Tax: $183.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2015 PG: 3365
DOV #454 REV #444

WARRANTY DEED
(Joint Tenancy)
THE IOWA STATE BAR ASSOCIATION
Official Form #103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
John C. Compton, 116½ W. Mission St. , Box 8, Strawberry Point, IA 52076, Phone: (563) 933-4334

Taxpayer Information: (Name and complete address)
Rex. M. and Sarah J. Meyer, 401 New St., Colesburg, IA 52035

Return Document To: (Name and complete address)
Rex M. and Sarah J. Meyer, 401 New St., Colesburg, IA 52035

Grantors:
Janet L. Phelps
Lenfred Phelps

Grantees:
Rex M. Meyer
Sarah J. Meyer

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	John C. Compton	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

WARRANTY DEED - JOINT TENANCY

For the consideration of ---One & no/100--- Dollar(s) and other valuable consideration, Janet L. Phelps and Lenfred Phelps, wife and husband do hereby Convey to Rex M. Meyer and Sarah J. Meyer, 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 Fourteen (14) of the Subdivision of the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) of Section Four (4), Township Ninety (90) North, Range Three (3), West of the Fifth P.M., according to plat recorded in Book 1 Plats, Page 73&c, described as commencing at a point three hundred sixty one and two-tenths (361.2) feet East and fifteen (15) feet South from the Northwest corner of said Lot Fourteen (14) and running thence South one hundred twenty (120) feet, thence East one hundred twenty and eight-tenths (120.8) feet, thence North one hundred twenty (120) feet, thence West one hundred twenty and six-tenths (120.6) feet to the point of beginning, records of Delaware County, subject to easements of record.

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: 12-10-15

Janet L. Phelps (Grantor)

Lenfred Phelps (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me this 10 day of December 2015, by Janet L. Phelps and Lenfred Phelps, wife and husband.

ROBERT J. PHILIPP
Commission Number 154854
MY COMM. EXP. 2-1-17

Signature of Notary Public

Robert J. Philipp

© The Iowa State Bar Association 2013
IOWADOCS®