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Book 2015 Page 3455

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form #101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Thomas J. Hanson, 401 E Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (Name and complete address)
Kathleen L. Jurgens, 102 Hankins, P O Box 84, Delhi, IA 52223

Return Document To: (Name and complete address)
Kathleen L. Jurgens, 102 Hankins, P O Box 84, Delhi, IA 52223

Grantors:
Jim and Joni's Rentals, L.L.C.

Grantees:
Kathleen L. Jurgens

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. 101	Thomas J. Hanson	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

WARRANTY DEED

For the consideration of $7,000.00 Dollar(s) and other valuable consideration,
Jim and Joni's Rentals, L.L.C., an Iowa limited liability company
do hereby Convey to Kathleen L. Jurgens
the following described real estate in Delaware County, Iowa:
Lot A of Hankins Lakeside Estates First Subdivision of Part of the South 21 1/2 acres of the SE 1/4 of the NE 1/4, Section 17, T88N, R4W of the Fifth Principal Meridian, City of Delhi, Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 159.

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: 11/23/2015

Jim and Joni's Rentals, L.L.C. (Grantor)

By James Thompson - Member (Grantor)

(Grantor)

By Joni Thompson - Member (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 20 day of November, 2015 by James Thompson as Member of Jim & Joni's Rentals, L.L.C.

THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2016

Signature of Notary Public

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STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 23rd day of November, 2015, by Joni Thompson as Member of Jim & Joni's Rentals, L.L.C.

SARAH R. LEONARD
Commission Number 782400
My Commission Expires
April 6, 2016

Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me this ____ day of _____, _____, by _____

_____.

_____
Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me this ____ day of _____, _____, by _____

_____.

_____
Signature of Notary Public