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Entered for taxation 30th day
of December AD 2015
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By D. Hildebrand Deputy

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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)
John A. Shaw, 2332 Jefferson Road, Manchester, IA 52057

Return Document To: (Name and complete address)
John A. Shaw, 2332 Jefferson Road, Manchester, IA 52057

Grantors:
Rodney J. Schreck
Marijo Heimann - Schreck

Grantees:
John A. Shaw

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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Book E

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 $213,000.00 Dollar(s) and other valuable consideration, Rodney J. Schreck and Marijo Heimann - Schreck, husband and wife do hereby Convey to John A. Shaw the following described real estate in Delaware County, Iowa:

That part of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) of Section Ten (10), Township Eighty-Eight (88) North, Range Five (5), West of the Fifth Principal Meridian described as commencing at the intersection of the centerline of Jefferson Road with the North line of said Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼), and running thence East along said North line five hundred ninety-five (595.0) feet, thence Southerly to intersect the centerline of Jefferson Road, thence Northwesterly along the centerline of said Jefferson Road to the point of beginning, Delaware County, Iowa.

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: December 18, 2015

Rodney J. Schreck (Grantor)

Marijo Heimann-Schreck (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 18th day of December, 2015, by Rodney J. Schreck and Marijo Heimann - Schreck, husband and wife.

STEVEN L. DUNCAN
Commission Number 149823
My Commission Expires
12-29-18

Steven L. Duncan
Signature of Notary Public

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