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of December AD 2015
Carla K. Baxter, Auditor
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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:
Matthew M. Craft, 3151 Brockway Road, Waterloo, IA 50701, Phone: (319) 234-4471

Taxpayer Information:
Ronn and Ny Hom, 19053 171st Avenue, Manchester, IA 52057

Return Address
(X) Ronn and Ny Hom, 19053 171st Avenue., Manchester, IA 52057

Grantors:
Keith D. Thompson as Trustee of the Keith D. and Earlene J. Thompson Revocable Trust

Grantees:
Ronn Hom and Ny Hom

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

Matthew M. Craft, Attorney

TRUSTEE WARRANTY DEED
(Inter Vivos Trust)

For the consideration of One ($1.00) Dollar(s) and other valuable consideration, Keith D. Thompson, Trustee of the Keith D. and Earlene J. Thompson Revocable Trust dated October 16, 1996 does hereby convey to Ronn Hom and Ny Hom, 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:

> East One Third (1/3) of the West One Half (1/2) and the West One Third (1/3) of the East One Half (1/2) of Lot One Hundred Fifty (150), Manchester, Iowa same being a part of the North West Quarter of the Northeast Quarter of Section Thirty Two (32), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M.

This deed is exempt according to Iowa Code 428A.2(21).

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: December 30, 2015

KEITH D. AND EARLENE J. THOMPSON REVOCABLE TRUST DATED OCTOBER 16, 1996

By: Keith D Thompson
Keith D. Thompson
As Trustee of the above-entitled trust

STATE OF IOWA, COUNTY OF Delaware :

This record was acknowledged before me this this 30 day of December, 2015, by Keith D. Thompson as Trustee of the Keith D. and Earlene J. Thompson Revocable Trust dated October 16, 1996.

Signature of Notary Public

