Book 2016 Page 493

Document 2016 493 Type 03 001 Pages 2
Date 3/02/2016 Time 9:27:48AM
Rec Amt $12.00 Aud Amt $10.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 4th day
of March AD 2016
Carla K. Becker Auditor
By R. Hildebrand Deputy

©THE IOWA STATE BAR ASSOCIATION Official Form No. 101 - August 2013	Thomas J. Hanson	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

Return To: Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057
Preparer: Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920
Taxpayer: Louis F. Lyness and Beverly Lyness, 1204 N 4th Street, Manchester, IA 52057

WARRANTY DEED

For the consideration of $1.00 Dollar(s) and other valuable consideration,
Louis F. Lyness and Beverly Lyness, husband and wife
aka Louis Francis Lyness aka Beverly A. Lyness do hereby
Convey to Louis F. Lyness and Beverly Lyness as Trustees of the Revocable Trust Agreement of Louis F. Lyness and Beverly Lyness dated: March 1, 2016 the
following described real estate in Delaware County, Iowa:
See attached legal description - Page 2

Exemption #21

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: March 1, 2016

Louis F. Lyness (Grantor)

Beverly Lyness (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE
This record was acknowledged before me this 1st day of March, 2016, by Louis F. Lyness and Beverly Lyness, husband and wife.

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

Signature of Notary Public

(This form of acknowledgment for individual grantor(s) only)

Legal Description - Louis F. Lyness and Beverly Lyness

Parcel No. 1

The North 22 feet of the East 132 feet of Lot 72 and the South 55 feet of the East 132 feet of Lot 73, Henry Acers Addition to Manchester, Delaware County, Iowa.

Parcel No. 2

The Northwest Quarter of Section 33, Township 88 North, Range 6, West of the 5th P.M. except the East 241 feet of the South 370 feet thereof and the West 420 feet of the North 250 feet of the South 620 feet of the Northeast Quarter of Section 33, Township 88 North, Range 6, West of the 5th P.M.