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Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $415.20
Rev Stamp# 69 DOV# 65

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 4th day
of March AD 2016
Cara H. Boshee, Auditor
By [illegible], Deputy

WARRANTY DEED

(Joint Tenancy)

THE IOWA STATE BAR ASSOCIATION
Official Form #103

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Mary Lou Tracey, 105 N. Franklin St., P.O. Box 279, Manchester, IA 52057, Phone: (563) 927-4925

Taxpayer Information: (Name and complete address)
Christopher L. Halverson and Kirsten S. Halverson, 905 North Fifth Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Christopher L. Halverson and Kirsten S. Halverson, 905 North Fifth Street, Manchester, Iowa 52057

Grantors:
Dawn M. Gaffney
Gregory L. Gaffney

Grantees:
Christopher L. Halverson
Kirsten S. Halverson

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. 103	Mary Lou Tracey	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

WARRANTY DEED - JOINT TENANCY

For the consideration of 260,000.00 Dollar(s) and other valuable consideration, Dawn M. Gaffney and Gregory L. Gaffney, wife and husband, do hereby Convey to Christopher L. Halverson and Kirsten S. Halverson, 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:

Lot Two (2) of Loecke's First Addition, A Subdivision Of Lot 2 Of Boom's First Addition, Section 29, T89N, R5W Of The Fifth P.M., City of Manchester, Delaware County, Iowa, according to plat recorded in Book 2002, Page 2785; also Parcel N, Part Of Lot 4 Of Tegeler's Second Subdivision, Section 29, T89N, R5W Of The Fifth P.M., City of Manchester, Delaware County, Iowa, according to plat recorded in Book 2000, Page 2309.

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: February 22, 2016

Dawn M. Gaffney (Grantor)

Gregory L. Gaffney (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me this 28 day of February, 2016, by Dawn M. Gaffney and Gregory L. Gaffney, wife and husband.

Signature of Notary Public

TERESA TURNIS
Commission Number 723636
My Comm. Exp. 7-25-18

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