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Carla K. Becker Auditor
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

QUIT CLAIM DEED

THE IOWA STATE BAR ASSOCIATION
Official Form #106
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
E. Michael Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Carol A. Beaman, 614 N Franklin Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
E. Michael Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057

Grantors:
Carol A. Beaman

Grantees:
Carol A. Beaman
Kristina A. Boyd
James E. Boyd

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. 106	E. Michael Carr	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

QUIT CLAIM DEED

For the consideration of one and 00/100 Dollar(s) and other valuable consideration, Carol A. Beaman, a single person do hereby Quit Claim to Carol A. Beaman (50%) and Kristina A. Boyd and James E. Boyd, wife and husband as joint tenants with full rights of survivorship and not as tenants in common (50%) as joint tenants with full rights of survivorship and not as tenants in common all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:
The South Thirty-five (35) feet of the East One Hundred Sixty-eight (168) feet of the North One-half (N½) of Lot Twenty-seven (27), Burrington's Addition to Manchester, Iowa, according to plat in Book I, L.D., page 245, together with driveway easement over the South 6½ feet of the real estate adjoining to the North and subject to driveway easement over the North 6½ feet of the property herein conveyed

This deed is exempt according to Iowa Code 428A.2(11).

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: April 13, 2016

Carol A Beaman
Carol A. Beaman (Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE
This record was acknowledged before me this 13th day of April, 2016, by Carol A. Beaman.

Signature of Notary Public

E. MICHAEL CARR
Commission Number 222
My Commission Expires
December 10, 2016

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