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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (Name and complete address)
Michael P. and Sherri L. Noonan, 105 Market Street, Delhi, IA 52223

Return Document To: (Name and complete address)
Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057

Grantors:
Randy R. Harbach

Grantees:
Michael P. Noonan
Sherri L. Noonan

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED
JOINT TENANCY

For the consideration of $1.00 Dollar(s) and other valuable consideration, Randy R. Harbach, a single person do hereby Convey to Michael P. Noonan and Sherri L. Noonan, 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), except the East two (2) rods and eleven (11) links thereof, and the East thirty four (34.0) feet of Lot Three (3), Block Thirteen (13), Delhi, Iowa, according to plat recorded in Book A L.D., Pages 128-129.

This conveyance is subject to the following restriction: Randy R. Harbach retains the right to purchase the South one-half of the above described real estate from the Grantees herein or any Successors in interest for the remainder of his natural life. The purchase price shall be one-half of the amount paid by Grantees to purchase the herein described real estate.

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 on May 16, 2016

X _____
Randy R. Harbach(Grantor)

_____
(Grantor)

_____
(Grantor)

_____
(Grantor)

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on May 16, 2016, by Randy R. Harbach, a single person.

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

_____
Signature of Notary Public

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