Entered for taxation 23rd day
of June AD 2016
Carla K. Barber, Auditor
By R. Hildebrand, Deputy

Recorded: 6/22/2016 at 3:00:16.0 PM
Fee Amount: $12.00
Revenue Tax: $247.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2016 PG: 1596
Rev Stamp# 208 DOV# 209

WARRANTY DEED - JOINT TENANCY

Return to: Eric Harbaugh, 204 S. Locust St., Edgewood, IA 52042
Preparer: Kimberly Lange, PO Box 10, Edgewood, IA 52042, (563) 928-7099
Taxpayer: Eric Harbaugh, 204 S. Locust St., Edgewood, IA 52042

For the consideration of $155,000.00 Dollar(s) and other valuable consideration, Wayne D. Kirby and Tammy B. Kirby, husband and wife do hereby Convey to Eric Harbaugh and Andrea Harbaugh, 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 One (1) of the Survey and Plat of Kern's Subdivision of Lot 3 and part of Lot 4 of the Subdivision of the NW 1/4 of the NE 1/4 and adjacent Railroad R-O-W Section 2, T 90 N, R 5 W Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 129.

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 6/21/16

Wayne D. Kirby (Grantor)

Tammy B. Kirby (Grantor)

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on June 21, 2016, by Wayne D. Kirby and Tammy B. Kirby.

ELAINE M. FUNKE
Commission Number 132758
My Commission Expires
1-25-2019

Elaine M. Funke
Signature of Notary Public

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