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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

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

Taxpayer Information: (Name and complete address)
Nathan Swisher, 306 W Union Street, Edgewood, IA 52042

Return Document To: (Name and complete address)
Nathan Swisher, 306 W Union Street, Edgewood, IA 52042

Grantors:
Kerry J. Cole

Grantees:
Nathan J. Swisher

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED

For the consideration of $99,000.00 Dollar(s) and other valuable consideration, Kerry J. Cole, a single person do hereby Convey to Nathan J. Swisher the following described real estate in Delaware County, Iowa: The North seventy-two (72.0) feet of Lots One (1), Two (2) and Three (3) of E.J. Putz Addition to Edgewood, Iowa, according to plat recorded in Book 1 Plats, Page 144.

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 June 21, 2016.

Kerry J. Cole (Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 21, 2016, by Kerry J. Cole.

RANDY WILLIE
Commission Number 123665
My Commission Expires
9-26-17

Signature of Notary Public

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