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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Cust GNB Bank

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)
Wilma M. Hatch, 1008 New Street, Manchester, IA 52057

Return Document To: (Name and complete address)
Wilma M. Hatch, 1008 New Street, Manchester, IA 52057

Grantors:
Stacy M. Kirby
Daniel J. Kirby

Grantees:
Wilma M. Hatch

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED

For the consideration of $130,000.00 Dollar(s) and other valuable consideration, Stacy M. Kirby f/k/a Stacy M. Lawson and Daniel J. Kirby, wife and husband do hereby Convey to Wilma M. Hatch the following described real estate in Delaware County, Iowa: The North one-half (N½) of Lot Four (4), Block Two (2), Gales Subdivision to Manchester, Iowa, according to plat recorded in Book 2 Plats, Page 93; and that part of the North one-half (N½) of the Southeast Quarter (SE¼) of the Northeast Quarter (NE¼) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian described as commencing at a point on the West line of New Street fourteen (14) rods North of the South line of the North one-half (N½) of the Southeast Quarter (SE¼) of the Northeast Quarter (NE¼), and running thence West one hundred twenty (120.0) feet;*thence East one hundred twenty (120.0) feet to the West line of New Street, thence South sixty six (66.0) feet to the point of beginning. *thence North sixty six (66.0) feet,

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 July 1, 2016.

Stacy M Kirby
Stacy M. Kirby (Grantor)

Daniel J. Kirby
Daniel J. Kirby (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 1, 2016, by Stacy M. Kirby and Daniel J. Kirby.

STEVEN E. CARR
Commission Number 713328
My Commission Expires
October 30, 2016

Signature of Notary Public

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