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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 26th day
of July A D 2016
Carla K. Bachor, Auditor
By Hilldorand, Deputy

WARRANTY DEED

(CORPORATE/BUSINESS ENTITY GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 335
Recorder's Cover Sheet

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

Taxpayer Information: (Name and complete address)
Scott Sternhagen and Crystal Sternhagen, 141 Jackson Street NW, Hopkinton, IA 52237

Return Document To: (Name and complete address)
Scott Sternhagen and Crystal Sternhagen, 141 Jackson Street NW, Hopkinton, IA 52237

Grantors:
C J Bacon & Sons

Grantees:
Scott Sternhagen and Crystal Sternhagen

Legal description:

Document or instrument number of previously recorded documents:

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WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)

For the consideration of $18,000.00 Dollar(s) and other valuable consideration, C J Bacon & Sons, a(n) partnership organized and existing under the laws of Iowa does hereby Convey to Scott Sternhagen and Crystal Sternhagen, husand 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:
Parcel F in the SW1/4-NE1/4, Section 13, Township 87 North, Range 4 West of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2004, Page 4524.

This deed is given in fulfillment of a real estate contract filed April 13, 2005 in Book 2005, Page 1284.

The life interest of the sellers reserved in the contract was relinquished by the Warranty Deed from Charles J. Bacon and Jeryl K. Bacon, husband and wife to C J Bacon & Sons filed in Book 2009, Page 1308.

This deed is exempt according to Iowa Code 428A.2(1).

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated on July 25, 2016.

C J Bacon & Sons, a(n) partnership

By Charles J. Bacon
Charles J. Bacon, Partner

By _____

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 25, 2016, by Charles J. Bacon as Partner of C J Bacon & Sons.

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

Signature of Notary Public

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