Book 2016 Page 2691

Document 2016 2691 Type 03 001 Pages 2
Date 10/03/2016 Time 8:33:44AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $39.20
Rev Stamp# 371 DOV# 370

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 4th day
of October AD 2016
Carla K. Becker Auditor
By R. Hilleborand Deputy

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)
BDCM, LLC, 6507 Medford Lane, Cedar Rapids, IA 52402

Return Document To: (Name and complete address)
BDCM, LLC, 6507 Medford Lane, Cedar Rapids, IA 52402

Grantors:
Dorothy M. Stanford

Grantees:
BDCM, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:

© The Iowa State Bar Association 2016
IOWADOCS®

WARRANTY DEED

For the consideration of $25,000.00 Dollar(s) and other valuable consideration, Dorothy M. Stanford, a single person do hereby Convey to BDCM, LLC the following described real estate in Delaware County, Iowa: That part of Lots Thirty (30) and Thirty One (31), Henry Acer's Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1, described as commencing at a point one hundred twenty (120) feet West from the Northeast corner of said Lot Thirty One (31), running thence South one hundred forty five (145) feet, thence West sixty four (64) feet, thence North one hundred forty five (145) feet, thence East to point of beginning.

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 September 30, 2016.

Dorothy M. Stanford (Grantor)
By Daniel C. Stanford as Attorney-in-Fact

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on September 30, 2016, by Daniel C. Stanford as Attorney-in-Fact for Dorothy M. Stanford.

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

Signature of Notary Public

© The Iowa State Bar Association 2016
IowaDocs®