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Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $175.20
Rev Stamp# 407 DOV# 404

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 31st day
of October AD 2016
Cedah Bocher Auditor
By S. Hilliard Deputy

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)
Jane E. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (name and complete address)
Doug & Denise Bishop, 1764 240th Street, Manchester, Iowa 52057

Return Document To: (name and complete address)
Jane E. Hanson, 401 East Main Street, Manchester, IA 52057

Grantors:
Bradley G. Heims

Grantees:
Douglas R. Bishop and
Denise L. Bishop

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED

For the consideration of $110,000.00 Dollar(s) and other valuable consideration, Bradley G. Heims, a single person do hereby Convey to Douglas R. Bishop and Denise L. Bishop as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Delaware County, Iowa:

> That part of the Northwest Quarter (NW1/4) of the Southwest Quarter (SW1/4) of Section Eight (8), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian described as commencing at the Southwest corner of said Section Eight (8) and running thence North on the West line of said Section Eight (8) a distance of two thousand one hundred eleven and one-tenth (2111.1) feet to the point of beginning, thence North 87° 54' East two hundred forty and five-tenths (240.5) feet, thence North 2° 06' West two hundred twenty four and nine-tenths (224.9) feet, thence North 77° 45' West two hundred thirty seven and five-tenths (237.5) feet to the West line of said Section Eight (8), thence South on said West line two hundred eighty three and nine-tenths (283.9) feet to the 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: 10-28-16

Bradley G. Heims (Grantor)

STATE OF **IOWA**, COUNTY OF **DELAWARE**

This record was acknowledged before me on October 28, 2016, by Bradley G. Heims, a single person.

Signature of Notary Public

NOTARIAL SEAL IOWA
JANE E HANSON
Commission Number 791553
My Commission Expires
August 12, 2018