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of November AD 2016
Carla K. Locher Auditor
By L. M. Lobsiger Deputy

Book 2016 Page 3137

Document 2016 3137 Type 03 001 Pages 2
Date 11/10/2016 Time 8:45:50AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $399.20
Rev Stamp# 433 DOV# 427

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED - JOINT TENANCY

Return to: Attorney Kevin Deeny, 2100 Asbury Road, Suite 2, Dubuque, IA 52001
Preparer: Todd J. Locher, 202 2nd Avenue NW, Farley, IA 52046, (563) 744-3359
Taxpayer: Steven and Julie Nebel, 8938 Quail Ridge Ct., Dubuque, IA 52003

For the consideration of Ten ($10.00) Dollar(s) and other valuable consideration, Donald F. Elgin by Mae L. Elgin under Power of Attorney, and Mae Elgin, husband and wife, aka Donald Elgin MEM do hereby Convey to Steven F. Nebel and Julie A. Nebel, husband 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: Lot Two (2) of the Plat of North Fork Farm Subdivision, a Subdivision of the East one-half (E1/2) of the Southeast Quarter (SE1/4) and Part of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4) of Section Twenty Four (24), Township Eighty Eight (88) North, Range Three (3), West of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 113.

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 11-9-16

DONALD F. ELGIN
Mae L. Elgin
By: Mae L. Elgin, POA (Grantor)

Mae Elgin
Mae Elgin (Grantor)

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on 11-9-16 by Mae L. Elgin as Attorney in Fact for Donald F. Elgin.

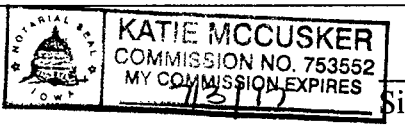
TODD J. LOCHER COMMISSION NO. 176419 MY COMMISSION EXP. Oct 12, 2018 IOWA NOTARIAL SEAL

Signature of Notary Public

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STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on 9 November 2016, by Mae Elgin.



Katie McCusker
Signature of Notary Public

REPRESENTATIVE CAPACITY ACKNOWLEDGMENTS

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____

as _____

of _____.

_____
Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____

as _____

of _____.

_____
Signature of Notary Public