Recorded: 1/13/2017 at 8:24:40.0 AM
Fee Amount: $12.00
Revenue Tax: $162.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2017 PG: 160
Rev Stamp #14 DOV# 13

Entered for taxation 17th day
of January AD 2017
Carla K. Bacher, Auditor
By S. Hildebrand, Deputy

WARRANTY DEED - JOINT TENANCY

Return to: Eric Conner, 302 S. Locust St., Edgewood, IA 52042
Preparer: Kimberly Lange, PO Box 10, Edgewood, IA 52042, (563) 928-7099
Taxpayer: Eric Conner, 302 S. Locust St., Edgewood, IA 52042

For the consideration of $102,000.00 Dollar(s) and other valuable consideration, Robert J. Wessel and Julia R. Wessel, husband and wife do hereby Convey to Eric J. Conner and Melissa A. Conner, 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: That part of Lots One (1) and Two (2) of Phelp's Addition to Edgewood, Iowa according to plat recorded in Book 1 Plats, Page 91 and described as commencing at the Southwest corner of said Lot Two (2), thence North one hundred (100) feet on the lot line, thence East one hundred eighty-five (185) feet, thence South one hundred (100) feet, thence West on the lot line one hundred eighty-five (185) feet to the place 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 1-6-17

Robert J. Wessel (Grantor)

Julia R. Wessel (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 1-6-17, by Robert J. Wessel and Julia R. Wessel.

KRISTEN M. ARTHUR
Commission Number 758045
My Commission Expires 4-28-18

Signature of Notary Public

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