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Carla K. Recker, Auditor
By R. Hildebrand Deputy

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
Recorder's Cover Sheet

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

Taxpayer Information: (Name and complete address)
Virgil J. and Jill L. Recker, 1762 210th Avenue, Manchester, IA 52057

Return Document To: (Name and complete address)
WP (X) Virgil J. and Jill L. Recker, 1762 210th Avenue, Manchester, IA 52057

Grantors:
William G. Mensen
Lisa A. Mensen

Grantees:
Virgil J. Recker
Jill L. Recker

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED
JOINT TENANCY

For the consideration of $165,000.00 Dollar(s) and other valuable consideration, William G. Mensen and Lisa A. Mensen, husband and wife do hereby Convey to Virgil J. Recker and Jill L. Recker, 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: See attached legal description.

This deed is given in fulfillment of a recorded Real Estate Contract between the parties recorded on June ~~10, 1999~~ 5, 1997 in Book 138, 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 Jan 16, 2017

William G. Mensen (Grantor)

Lisa A. Mensen (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on Jan 16, 2017, by William G. Mensen and Lisa A. Mensen, husband and wife.

NOTARIAL SEAL
THOMAS J HANSON
Commission Number 115040
My Commission Expires
September 22, 2019

Signature of Notary Public

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LEGAL DESCRIPTION
Mensen – Recker

The Southwest Quarter of the Southwest Quarter of Section 12, and the Northwest Quarter of the Northwest Quarter of Section 13, except that part of the said Northwest Quarter of the Northwest Quarter of Section 13 described as commencing at the Northwest corner of said Section 13, thence South 238.0 feet to a point on Section line that is 50.0 feet distant at right angles Southerly from the center line of the former Manchester and Oneida Railway right-of-way as the same was surveyed and staked, thence Northeasterly parallel with and 50.0 feet distant from said center line 608.0 feet to the North line of said Section 13, thence West 560.0 feet to the place of beginning; all of the foregoing located in Township 89 North, Range 5, West of the 5th P.M. in Delaware County, Iowa,