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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 8th day
of February AD 2017
Carla K. Becker, Auditor
By P. Hildebrand Deputy

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)
John H. and Kathleen E. Tegeler, 516 E Howard Street, Manchester, IA 52057

Return Document To: (Name and complete address)
Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057

Grantors:
Kathleen E. Tegeler
John H. Tegeler

Grantees:
Kathleen E. Tegeler
John H. Tegeler

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 $1.00 Dollar(s) and other valuable consideration, Kathleen E. Tegeler and John H. Tegeler, wife and husband do hereby Convey to Kathleen E. Tegeler and John H. Tegeler, wife and husband 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 exempt according to Iowa Code 428A.2(11).

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 February 7, 2017

Kathleen E. Tegeler (Grantor)

John H. Tegeler (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on Feb 7, 2017, by Kathleen E. Tegeler and John H. Tegeler, wife and husband.

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

Signature of Notary Public

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LEGAL DESCRIPTION

John H. and Kathleen E. Tegeler

That part of Lot Three Hundred Nine (309), Manchester, Iowa, according to plat recorded in Book 2 Plats, Page 79, described as commencing on the South line of said Lot at a point where the East line of Potter Street in Manchester,Iowa, if extended, would intersect the South line of said Lot, thence West along the South line of said Lot Five (5) rods, thence North one hundred fifty (150.0) feet, thence East five (5) rods, thence South one hundred fifty (150.0) feet to the point of beginning.

(Being the same land described as: Part of Lot 309 in the Town, now City of Manchester, Iowa, to wit: Commencing North of the North line of Howard Street where the East line of Potter Street if extended would cross said North line of Howard Street, running thence West 5 rods, thence North 150.0 feet, thence East 5 rods, thence South 150.0 feet to place of beginning.)