Entered for taxation 23rd day
of March AD 2017
Carla K. Bocher, Auditor
By S. Hildebrand, Deputy

Book 2017 Page 806

Document 2017 806 Type 03 001 Pages 2
Date 3/22/2017 Time 10:00:33AM
Rec Amt $12.00 Aud Amt $15.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by: Patrick M. Courtney P.O. Box 2804 (319) 363-0101
Bradley & Riley PC Cedar Rapids, IA 52406-2804 FAX (319) 363-9824

Return to and Address tax statement: Willis J. Dettmann and Karon K. Dettmann, 117 Willowood Drive, Hiawatha, IA 52233

2004-1
139-31
139-347

WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration, WILLIS J. DETTMANN ** and KARON K. DETTMANN, husband and wife, do hereby convey to WILLIS J. DETTMANN and KARON K. DETTMANN, 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:

a/k/a **Karon K Carpenter Dettmann

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record in the office of the Recorder of Delaware County, Iowa.

Grantors do hereby covenant with Grantees, and successors in interest, that Grantors hold the real estate by title in fee simple; that Grantors 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 covenants to warrant and defend the real estate against 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.

Exempt from Transfer Tax and from filing a Declaration of Value and Groundwater Hazard Statement pursuant to Iowa Code Section 428A. 2 (21).

THIS DEED was prepared at the request of the Grantor(s), without the benefit of a title search, and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

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.

STATE OF IOWA,

ss.

COUNTY OF LINN.

Dated: March 17, 2017

This instrument was acknowledged before me on March 17, 2017, by WILLIS J. DETTMANN and KARON K. DETTMANN, ** husband and wife.

Notary Public in and for said State

(print name) Valerie D. Duke

VALERIE D. DUKE
Commission Number 165607
My Commission Expires
1-1-19

Willis J. Dettmann
WILLIS J. DETTMANN

Karon K. Dettmann
KARON K. DETTMANN

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EXHIBIT "A"

WEST ONE-HALF (1/2) OF THE SOUTHWEST QUARTER (1/4) OF SECTION 12; AND THE NORTH ONE HALF (1/2) OF THE NORTHWEST QUARTER (1/4) OF THE NORTHWEST QUARTER (1/4) OF SECTION 13, AND THE EAST FORTY (40) ACRES OF THE NORTHEAST QUARTER (1/4) OF SECTION 14, ALL IN TOWNSHIP 89 NORTH, RANGE FOUR WEST OF THE 5TH P.M., TOGETHER WITH ALL EASEMENTS AND SERVIENT ESTATES APPURTENANT THERETO, AND SUBJECT TO COVENANTS, EASEMENTS AND RESTRICTIONS OF RECORD.

EXCEPTING THEREFROM:

PARCEL B IN THE NW ¼ SW ¼ AND IN THE SW ¼ SW ¼ OF SECTION 12, TOWNSHIP 89 NORTH, RANGE FOUR WEST, DELAWARE COUNTY, IOWA, AS RECORDED IN BOOK 2006, PAGE 2995.