Book 2017 Page 1058

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 19th day
of April AD 2017
Carla Becker, Auditor
By D. Hilgerdt, 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)
Dennis Knipper and Janice Knipper, 2445 147th Street, Greeley, IA 52050

Return Document To: (Name and complete address)
Dennis Knipper and Janice Knipper, 2445 147th Street, Greeley, IA 52050

Grantors:
Dennis Knipper
Janice Knipper

Grantees:
Dennis Knipper
Janice Knipper

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, Dennis Knipper and Janice Knipper, husband and wife do hereby Convey to Dennis Knipper and Janice Knipper, 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: The South three-fourths (S 3/4) of the East Half (E½) of Section Twenty Eight (28), and the Southwest Quarter (SW¼) of the Northwest Quarter (NW¼) of Section Twenty Seven (27), all in Township Ninety (90) North, Range Four (4), West of the Fifth P.M., subject to highways and easements of record.

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 April 18, 2017

Dennis Knipper
Dennis Knipper(Grantor)

Janice Knipper
Janice Knipper (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on April 18, 2017, by Dennis Knipper and Janice Knipper, husband and wife.

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

Signature of Notary Public

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