Entered for taxation 3rd day
of Aug AD 2017
Carla K. Bodle, Auditor
By R. Nicholson, Deputy

Recorded: 8/3/2017 at 11:16:07.0 AM
Fee Amount: $12.00
Revenue Tax: $85.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2017 PG: 2109
Rev Stamp #300 DOV#310

WARRANTY DEED

Return to: Carissa Seeley, 417 Church St., Colesburg, IA 52035
Preparer: Kimberly Lange, PO Box 10, Edgewood, IA 52042, Phone: (563) 928-7099
Taxpayer: Carissa Seeley, 417 Church St., Colesburg, IA 52035

For the consideration of 54,000.00 Dollar(s) and other valuable consideration, Hope M. Sprague a/k/a Mildred Hope Sprague, single person do hereby Convey to Carissa J. Seeley, single person the following described real estate in Delaware County, Iowa: The West Sixty (60) feet of Lot Nine (9) of the Subdivision of the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section Four (4), Township Ninety (90) North, Range Three (3), West of the Fifth P.M., according to plat recorded in Book 1 Plats, Pages 73-86.

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 July 26, 2017

Hope M. Sprague
Hope M. Sprague (Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 26, 2017, by Hope M. Sprague.

ELAINE M. [illegible]
Commission [illegible]
My [illegible] 7-25-2020

Elaine M. Trunke
Signature of Notary Public

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