c/o
American Eagle Inc
1190 Twixt Town Rd NE
Cedar Rapids IA 52402

Entered for taxation 6th day
of September A D 2017
Carla K. Becker, Auditor
By S. Hildebrand, Deputy

Book 2017 Page 2432

Document 2017 2432 Type 03 001 Pages 3
Date 9/05/2017 Time 11:22:03AM
Rec Amt $17.00 Aud Amt $5.00
Rev Transfer Tax $623.20
Rev Stamp# 356 DOV# 366

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information:
Kerby L. Seeley and Sarah M. Tweedy, 16375 189th Street, Manchester, IA 52057

Return Address
Kerby L. Seeley and Sarah M. Tweedy, 16375 189th Street, Manchester, IA 52057

Grantors:
Penny D. Sebeny Revocable Living Trust
Michael J. Sebeny Revocable Living Trust

Grantees:
Kerby L. Seeley
Sarah M. Tweedy

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

TRUSTEE WARRANTY DEED
(Inter Vivos Trust)

For the consideration of $390,000.00 Dollar(s) and other valuable consideration, Penny D. Sebeny as Trustee of the Penny D. Sebeny Revocable Living Trust; and Michael J. Sebeny as Trustee of the Michael J. Sebeny Revocable Living Trust does convey to Kerby L. Seeley and Sarah M. Tweedy, married persons, as joint tenants with full rights of survivorship, and not as tenants in common the following described real estate in Delaware County, Iowa:

> Lots Eleven (11) and Twenty Two (22) of North Ridge Subdivision in the Southeast Quarter of the Southwest Quarter of Section 18, Township 89 North, Range 5 West of the 5th Principal Meridian, according to plat recorded in Book 7 Plats, Page 65.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: August 17, 2017

By: _____
Penny D. Sebeny – Trustee
of the above entitled trust

By: _____
Michael J. Sebeny – Trustee of the
of the above entitled trust

STATE OF IOWA, COUNTY OF Delaware :
This record was acknowledged before me this 17 day of August, 2017 by Penny D. Sebeny as Trustee of the Penny D. Sebeny Revocable Living Trust

Teresa Turnis
Signature of Notary Public

TERESA TURNIS
Commission Number 723636
My Comm. Exp. 7-25-18

STATE OF IOWA, COUNTY OF Delaware :

This record was acknowledged before me this 17 day of August, 2017 by Michael J. Sebeny as Trustee of the Michael J. Sebeny Revocable Living Trust

Teresa Jurnis

Signature of Notary Public

Teresa J. Greve

