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Book 2017 Page 3118

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)

Thomas J. Maxwell and Alycia A. Maxwell, 825 Maxwell Road, Central City, IA 52214

Return Document To: (Name and complete address)

W/C Thomas J. Maxwell and Alycia A. Maxwell, 825 Maxwell Road, Central City, IA 52214

Grantors:

Dorothy A. Spaw

Grantees:

Thomas J. Maxwell
Alycia A. Maxwell

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 $51,500.00 Dollar(s) and other valuable consideration, Dorothy A. Spaw a/k/a Dorothy Spaw, a single person do hereby Convey to Thomas J. Maxwell and Alycia A. Maxwell, 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: Lots 43, 44, 48 and 49 of Camp-O-Delhi, a Subdivision of the SW¼ of the SE¼ of Section 24, Township 88 North, Range 5 West of the 5th P.M. in Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 78

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 November 10, 2017

Dorothy A. Spaw(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 10, 2017, by Dorothy A. Spaw a/k/a Dorothy Spaw.

STEVEN E. CARR
Commission Number 713328
My Commission Expires
October 30, 2019

Signature of Notary Public

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