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West Des Moines, IA 50266

Book 2018 Page 1265

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Entered for taxation 14th day
of May AD 2018
Carla K. Bochar, Auditor
By S. Hilderand, Deputy

WARRANTY DEED - JOINT TENANCY

LHE46018

Return to: Craig Ditzler, Jr. and Kala Ditzler, 116 W Butler Street, Manchester, IA 52057
Preparer: Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, (563) 927-4164
Taxpayer: Craig Ditzler, Jr. and Kala Ditzler, 116 W Butler Street, Manchester, IA 52057

For the consideration of $122,000.00 Dollar(s) and other valuable consideration, Paul B. Roling and Sandra J. Roling, husband and wife do hereby Convey to Craig Ditzler, Jr. and Kala Ditzler, 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: That part of Lot J of Iowa Land Company's Subdivision as part of Manchester, Iowa, described as commencing at the Northwest corner of Lot One (1) of the Subdivision of said Lot J and running thence South along the West line of said Lot One (1) a distance of one hundred twenty five (125.0) feet, thence West eighty one and thirty-two one-hundredths (81.32) feet, thence in a Northerly direction to a point eighty two and ninety one-hundredths (82.90) feet West of place of beginning, thence East eighty two and ninety one-hundredths (82.90) feet to the place of beginning, according to plat recorded in Book 1 Plats, Page 37.

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 5/8/18

Paul B. Roling
Paul B. Roling (Grantor)

Sandra J. Roling
Sandra J. Roling (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 5-8-2018, by Paul B. Roling and Sandra J. Roling.

Teresa Turnis
Signature of Notary Public

NOTARIAL SEAL IOWA
TERESA TURNIS
Commission Number 723636
My Comm. Exp. 7-25-19

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