Entered for taxation 23rd day
of May A D 2018
Carol A. Becker, Auditor
By S. H. Wolford, Deputy

Recorded: 5/23/2018 at 2:13:01.0 PM
Fee Amount: $17.00
Revenue Tax: $389.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2018 PG: 1412
Rev Stamp#117 DOV#204

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Scott D Flynn, PO Box 47, Keota, IA 52248, Phone: (641) 636-2220

Taxpayer Information: (Name and complete address)
Benjamin R. Lahr, 3220 255th Ave, Hopkinton, IA 52237

Return Document To: (Name and complete address)
Scott D Flynn, PO Box 47, Keota, IA 52248

Grantors:
Michael A. Gearhart
Shaina R. Gearhart

Grantees:
Benjamin R. Lahr

Legal description: See Page 2

Document or instrument number of previously recorded documents:
N/A

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WARRANTY DEED

For the consideration of One ($1.00) Dollar(s) and other valuable consideration, Michael A. Gearhart and Shaina R. Gearhart, husband and wife, do hereby Convey to Benjamin R. Lahr the following described real estate in Delaware County, Iowa: Parcel "B" a parcel of land located in the Northwest Quarter of the Northeast Quarter of Section 27, Township 87 North, Range 4 West of the 5th Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2008, Page 1257,

Subject to all easements, agreements and restrictions of record.

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 May 22, 2018.

Michael A. Gearhart (Grantor)

Shaina R. Gearhart (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF KEOKUK

This record was acknowledged before me on May 22, 2018, by Michael A. Gearhart and Shaina R. Gearhart, husband and wife.

KATHRYN DAVIS
Commission Number 770357
My Commission Expires
November 01, 2020

Signature of Notary Public

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