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2019 2245 Type 03 001 Pages 2
Date 8/19/2019 Time 12:24:25PM
Rec Amt $12.00 Aud Amt $5.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return To: Gary Gibbs and Deborah Gibbs, 23628 Highwater Rd, Manchester, Iowa 52057
Taxpayer: Gary Gibbs and Deborah Gibbs, 23628 Highwater Rd, Manchester, Iowa 52057
Preparer: Jane E. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057, Phone: (563) 927-5920

WARRANTY DEED - JOINT TENANCY

For the consideration of $10.00 Dollar(s) and other valuable consideration, Angela M. Lee, a single person, does hereby Convey to Gary Gibbs and Deborah Gibbs, 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:

This deed is exempt according to Iowa Code 428A.2(10).

~~Parcel 2019-03, all a part of Lot 1 of the Subdivision of the N 1/2 of the SW 1/4 of Section 20, T89N, R5W of the Fifth P.M., City of Manchester, Delaware County, Iowa, according to plat recorded in Book 2019, Page 582~~ **see attached legal**

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: June 27, 2019.

Angela M. Lee (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 27, 2019, by Angela M. Lee, a single person

THOMAS J HANSON
Commission Number 115040
My Commission Expires
September 22, 2019

Signature of Notary Public

Attached legal:

Parcel 2019-05 and Parcel 2019-09 All A Part Of Lot 1 Of The Subdivision Of The N ½ Of The SW ¼ Of Section 20, T89N, R5W Of The Fifth P.M., City Of Manchester, Delaware County, Iowa, according to plat recorded in Book 2019, Page 582.