Recorded: 8/26/2019 at 8:31:16.0 AM
County Recording Fee: $12.00
Iowa E-Filing Fee: $3.00
Combined Fee: $15.00
Revenue Tax: $271.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2019 PG: 2306

Return To: Matthew C. Maurer and Krista R. Briggs, 829 E. Butler Street, Manchester, IA 52057
Taxpayer: Matthew C. Maurer and Krista R. Briggs, 829 E. Butler Street, Manchester, IA 52057
Preparer: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave., Suite 4, Independence, IA 50644 (319) 334-3704

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Barry S. Eike and Sara A. Eike, husband and wife, do hereby Convey to Matthew C. Maurer, a single person, and Krista R. Briggs, a single person, 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 Seven (7) and the East one-half (E 1/2) of Lot Eight (8) of Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 4 L.D., Pages 484-485, described as follows: Commencing at the Southwest corner of the East one-half (E 1/2) of said Lot Eight (8), and running thence North one hundred forty (140.0) feet, thence East thirteen and sixty five one-hundredths (13.65) feet, thence North one hundred ten (110.0) feet to the North line of said Lot Eight (8), thence East on the North line of Lots Eight (8) and Seven (7) a distance of one hundred forty four and eight hundred seventy five one-thousandths (144.875) feet, thence South ninety (90.0) feet, thence Southwesterly to a point on the South line of said Lot Eight (8) that is twenty four and five hundred twenty five one-thousandths (24.525) feet East of the point of beginning, thence West to the point of beginning.

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: August 22, 2019.

Barry S. Eike
Barry S. Eike (Grantor)

Sara A. Eike
Sara A. Eike (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 22, 2019 by Barry S. Eike and Sara A. Eike, husband and wife.

BARBARA K. SAILER
Commission Number 194508
My Commission Expires
1-26-22

Barbara K. Sailer
Signature of Notary Public