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2019 2367 Type 03 001 Pages 2
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Rev Transfer Tax $119.20
Rev Stamp# 339 DOV# 360

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, Iowa 52057
Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Ryan M. Wicks and Angela M. Wicks, 400 Seeley Street, Manchester, IA 52057

EAV
Return Document To: (Name and complete address)
Ryan M. Wicks and Angela M. Wicks, 400 Seeley Street, Manchester, IA 52057

Grantors:
Viola M. Hackbarth

Grantees:
Ryan M. Wicks
Angela M. Wicks

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 $75,000.00 Dollar(s) and other valuable consideration, Viola M. Hackbarth, a single person do hereby Convey to Ryan M. Wicks and Angela M. Wicks, 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: Lot Three (3) of the Subdivision of Part of Lot Eighteen (18) of Iowa Land Company' s Addition to Manchester, Iowa, according to plat recorded in Book 2 Plats, Page 127

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 August 28, 2019

Viola Hackbarth
Viola M. Hackbarth (Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 28, 2019, by Viola M. Hackbarth.

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

Signature of Notary Public

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