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Title Services Corp
103 Commercial St
Waterloo IA 50701

Book 2019 Page 2445

2019 2445 Type 03 001 Pages 2
Date 9/09/2019 Time 10:40:24AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $320.00
Rev Stamp# 359 DOV# 380

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)
Christian Willey and Andrea Willey, 1765 Firefly Road, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Christian Willey and Andrea Willey, 1765 Firefly Road, Manchester, Iowa 52057

Grantors:
Jake J. Galloway
Lacy Jo Galloway

Grantees:
Christian Willey
Andrea Willey

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 $200,500.00 Dollar(s) and other valuable consideration, Jake J. Galloway and Lacy Jo Galloway, husband and wife do hereby Convey to Christian Willey and Andrea Willey, 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 Five (5) of Merryland Village, A Subdivision of Part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) of Section Seven (7), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 4 Plats, Page 126.

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 September 3, 2019

Jake J. Galloway (Grantor)

Lacy Jo Galloway (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on September 3, 2019, by Jake J. Galloway and Lacy Jo Galloway

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

Signature of Notary Public

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