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Book 2019 Page 2879

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Date 10/16/2019 Time 2:30:56PM
Rec Amt $7.00 Aud Amt $5.00
Rev Transfer Tax $176.00
Rev Stamp# 422 DOV# 447

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return To: John Tanner Hargrafen, 204 1st St, Delhi, Iowa 52223
Taxpayer: John Tanner Hargrafen, 204 1st St, Delhi, Iowa 52223
Preparer: Jane E. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057, Phone: (563) 927-5920

WARRANTY DEED

For the consideration of $110,500.00 Dollar(s) and other valuable consideration, Dean W. Dempster III, a single person do hereby Convey to John Tanner Hargrafen the following described real estate in Delaware County, Iowa:

Lot Six (6), Block Twenty Three (23), Delhi, Iowa, according to plat recorded in Book A L.D., Page 128.

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: October 15, 2019.

Dean W. Dempster III, Grantor

STATE OF **IOWA**, COUNTY OF **DELAWARE**

This record was acknowledged before me on October 15, 2019, by Dean W. Dempster III, a single person.

JANE E HANSON
Commission Number 791553
My Commission Expires
August 12, 2021

Signature of Notary Public

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