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Date 10/30/2019 Time 12:01:59PM
Rec Amt $12.00 Aud Amt $5.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

# WARRANTY DEED
## Recorder's Cover Sheet

**Preparer Information:**
Thomas J. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057
Phone: (563) 927-5920

**Taxpayer Information:**
Merlin J. Krapfl - Trustee, 301 Acers Street, Manchester, IA 52057

**Return Document To:**
Thomas J. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057

**Grantors:**
Merlin J. Krapfl

**Grantees:**
Merlin J. Krapfl Revocable Trust

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**

# WARRANTY DEED

For the consideration of $1.00 Dollar(s) and other valuable consideration, Merlin J. Krapfl, a single person does hereby Convey to Merlin J. Krapfl as Trustee of the Merlin J. Krapfl Revocable Trust Agreement Dated October 30, 2019 the following described real estate in Delaware County, Iowa:

> The South one-half (S½) of the East one-half (E½) of Lot Ninety Eight (98) of Henry Acers' Addition to Manchester, Delaware County, Iowa, according to plat recorded in Book 1 Plats, Page 1.

**This deed is exempt according to Iowa Code 428A.2(21).**

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 30, 2019

Merlin J. Krapfl

Merlin J. Krapfl, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on October 30, 2019, by Merlin J. Krapfl, a single person.

Signature of Notary Public

THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2022