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2019 3448 Type 03 001 Pages 2
Date 12/06/2019 Time 3:01:53PM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $168.00
Rev Stamp# 491 DOV# 519

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
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:
Shawn C. and Sara G. Blake, 1009 Rosewood Drive, Manchester, IA 52057

Return Document To:
Shawn C. and Sara G. Blake, 1009 Rosewood Drive, Manchester, IA 52057

Grantors:
Marcia J. Hawker

Grantees:
Shawn C. Blake and Sara G. Blake

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED
JOINT TENANCY

For the consideration of $105,308.00 Dollar(s) and other valuable consideration, Marcia J. Hawker, a single person does hereby Convey to Shawn C. Blake and Sara G. Blake, 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:

Lots One (1) and Fourteen (14) of Hawker's Sunset Beach Subdivision Part Of Lot 2, Block No. 5, Part of Shady Lane, And Part Of Sunset View Road In Sunset Beach In The SW¼-SW¼ Of Sec. 17, T89N, R5W Of The Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2019, Page 3219.

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: December 6 ,2019.

Marcia J. Hawker

Marcia J. Hawker, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on Marcia J. Hawker, by Marcia J. Hawker, a single person.

Teresa J. Greve

Signature of Notary Public

NOTARIAL SEAL IOWA
Teresa J. Greve
COMMISSION # 142426
My Commission Expires
02-19-2020

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