Recorded: 12/12/2019 at 9:32:54.0 AM
County Recording Fee: $22.00
Iowa E-Filing Fee: $3.00
Combined Fee: $25.00
Revenue Tax: $207.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2019 PG: 3518

TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 107
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Todd J. Locher, 202 2nd Ave NW, PO Box 7 Farley, Iowa 52046
Phone: (563) 744-3359

Taxpayer Information: (Name and complete address)
William E. and LaVonne G. Sternhagen, 205 2nd St SW, Hopkinton, IA 52237

Return Document To: (Name and complete address)
Todd J. Locher, 202 2nd Ave NW, PO Box 7 Farley, Iowa 52046

Grantors:
Johanna C. Deuker Trust, under a Trust Agreement dated April 18, 2001

Grantees:
William Edward Sternhagen
LaVonne Gail Sternhagen

Legal description: See Page 2

Document or instrument number of previously recorded documents:

© The Iowa State Bar Association 2019
IOWADOCS®

TRUSTEE WARRANTY DEED
(INTER-VIVOS TRUST)

For the consideration of Ten Dollar(s) and other valuable consideration, Robert C. Deuker and Patrick D. Redmond (~~Trustee~~) (Co-Trustees) of the Johanna C. Deuker Trust, under a Trust Agreement dated April 18, 2001 does hereby convey to William Edward Sternhagen and LaVonne Gail Sternhagen, 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 Ten (10) Block One (1), Hopkinton, Iowa, according to plat recorded in Book B L.D., Pages 583-584.

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor has 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated 12-3-2019.

Robert C. Deuker
As (~~Trustee~~) (Co-Trustee) of
the above-entitled trust

Patrick D. Redmond
As (~~Trustee~~) (Co-Trustee) of
the above-entitled trust

© The Iowa State Bar Association 2019
IowaDocs®

Acknowledgment for Individual Trustee

STATE OF MICHIGAN, COUNTY OF Genesee

This record was acknowledged before me on Dec 3, 2019, by Robert C. Deuker.

As ~~(Trustee)~~ (Co-Trustee) of the above entitled trust.

MELISSA M HINTZ
Notary Public - State of Michigan
Genesee County
My Commission Expires Nov 14, 2022
Acting in the County of Genesee

Melissa M Hintz
Signature of Notary Public

STATE OF IOWA, COUNTY OF Jones

This record was acknowledged before me on 12-7-19, by Patrick D. Redmond.

As ~~(Trustee)~~ (Co-Trustee) of the above entitled trust.

Signature of Notary Public

6-30-21
SMF

SUSAN M. FELTON
Commission Number 174822
My Commission Expires
6-30-21

Acknowledgment for Corporate Trustee

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____.

as _____.

of _____.

As (Trustee) (Co-Trustee) of the above entitled trust.

Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____.

as _____.

of _____.

As (Trustee) (Co-Trustee) of the above entitled trust.

Signature of Notary Public