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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information:
Ardis and Douglas Lagerquist, 1000 Clearview Drive, Manchester, IA 52057

Return Document To:
Ardis and Douglas Lagerquist, 1000 Clearview Drive, Manchester, IA 52057

Grantors:
David L. Pilgrim as Trustee of the David L. Pilgrim Revocable Living Trust

Grantees:
Ardis Lagerquist and Douglas Lagerquist

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

TRUSTEE WARRANTY DEED
(Inter-Vivos Trust)

For the consideration of $10.00 Dollar(s) and other valuable consideration, David L. Pilgrim, Trustee of David L. Pilgrim Revocable Living Trust does hereby convey to Ardis Lagerquist and Douglas Lagerquist, 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:

An undivided one-eighth interest in and to the following described real estate: Lot Eighteen (18) of Meadow Park Second Subdivision A Subdivision Of Lot A Of Meadow Park, Section 28, T89N, R5W Of The Fifth P.M., City of Manchester, Delaware County, Iowa, according to plat recorded in Book 2001, Page 1730.

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: 4-9-2020

David L. Pilgrim
As Trustee of the above-entitled trust

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on April 9, 2020, by David L. Pilgrim, as Trustee of the above-entitled trust.

Teresa J. Grove
COMMISSION # 142426
My Commission Expires
02-19-2023

Signature of Notary Public

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