Recorded: 5/13/2020 at 4:04:16.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $607.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 1453

WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, Iowa 52057
Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Timothy N. Olson & Molly M. Olson, 001 Market Street, Delhi, Iowa 52223

Return Document To: (Name and complete address)
Timothy N. Olson & Molly M. Olson, 001 Market Street, Delhi, Iowa 52223

Grantors:
Leland Wilson a/k/a Leland J. Wilson
Diana Wilson a/k/a Diana L. Wilson

Grantees:
Timothy N. Olson
Molly M. Olson

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED
JOINT TENANCY

For the consideration of $380,000.00 Dollar(s) and other valuable consideration, Leland Wilson a/k/a Leland J. Wilson and Diana Wilson a/k/a Diana L. Wilson, husband and wife do hereby Convey to Timothy N. Olson and Molly M. Olson, 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 Four (4), except the West one hundred sixty four and five-tenths (164.5) feet thereof, and Lot Five (5), except the West three hundred forty six and five-tenths (346.5) feet thereof, of Auditor's Plat No. 4 - Cramer Lakeside Subdivision of part of the Southwest Quarter (SW¼) of the Southwest Quarter (SW¼) of Section Sixteen (16), Township Eighty-Eight North (T88N), Range Four West (R4W) of the Fifth Principal Meridian, City of Delhi, Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 185.

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 on May 11, 2020

Leland Wilson a/k/a Leland J. Wilson (Grantor)

Diana Wilson a/k/a Diana L. Wilson (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on May 11, 2020, by Leland Wilson and Diana Wilson.

SUSAN K MEYER
Commission Number 798639
My Commission Expires
5-9-22

Signature of Notary Public

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