Recorded: 6/5/2020 at 10:50:00.0 AM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $69.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 1822

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Bruce A. Willey, 3519 Center Point Rd. N.E., Cedar Rapids, IA 52402, Phone: (319) 390-5555

Taxpayer Information: (Name and complete address)
Staton Dream Rentals II, LLC, 110 Park St., Quasqueton, IA 52326

Return Document To: (Name and complete address)
Bruce A. Willey, 3519 Center Point Rd. N.E., Cedar Rapids, IA 52402

Grantors:
Timothy Townsend
Lori Townsend

Grantees:
Staton Dream Rentals II, LLC

Legal description: See Page 2

Document or instrument number of previously recorded documents:
N/A

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WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Timothy Townsend and Lori Townsend, husband and wife, do hereby Convey to Staton Dream Rentals II, LLC the following described real estate in Delaware County, Iowa: Lot Seventy Nine (79) of Camp-O-Delhi, a Subdivision of the SW 1/4 of the SE 1/4 of Section 24, Township 88 North, Range 5, West of the Fifth P.M., in Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 78 and Retracement Plat recorded in Book 2015, Page 3311. Also the right of use of the roadway described in deed of A.R. Wheeless and Josie M. Wheeless, husband and wife, to Harold H. Brown, dated August 6, 1938, and filed August 9, 1938, in Book 66, Page 446, of deed records of the Office of the Recorder of Delaware County, Iowa, in common with others rightfully using the same.

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 June 3, 2020.

Timothy Townsend (Grantor)

Lori Townsend (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF Linn

This record was acknowledged before me on June 3, 2020, by Timothy Townsend and Lori Townsend, husband and wife.

NOTARIAL SEAL IOWA
NICOLE K. DENLY DIGHTON
COMMISSION NO. 167055
MY COMMISSION EXPIRES
10-21-22

Nicole K. Denly Dighton
Signature of Notary Public

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