Recorded: 6/26/2020 at 8:04:21.0 AM
County Recording Fee: $12.00
Iowa E-Filing Fee: $3.00
Combined Fee: $15.00
Revenue Tax: $319.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 2090

Preparer Information: Scott M. O'Shea, O'Shea & O'Shea, PC, 1007 Longfellow Drive, Hiawatha, Iowa 52233, (319) 362-3640
Return Document/Address Tax Statement: Matthew James Elliott and Molly Elliott, 1180 285th Street, Masonville, IA 50654

WARRANTY DEED – JOINT TENANCY

For the consideration of One Dollar(s), and other valuable consideration, Cory E. Engelken, a single person, does hereby convey to Matthew James Elliott and Molly Elliott, 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:

> **The North five hundred fifty (550) feet of the West six hundred (600) feet of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Five (5), Township Eighty Seven (87) North, Range Six (6), West of the Fifth P.M., except the West one hundred fifty one (151) feet thereof.**
>
> The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record.

Grantor does hereby covenant 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. 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: 5 - 29, 2020.

Cory E. Engelken

STATE OF IOWA COUNTY OF Linn) ss:

This record was acknowledged before me this 29th day of ~~June~~ May, 2020, by Cory E. Engelken, a single person.

NOTARIAL SEAL IOWA
KELLI FEICKERT
Commission Number 823633
My Commission Expires
February 10, 2023

Notary Public in and for State of Iowa