Book 2020 Page 2158
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Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $31.20
Rev Stamp# 263
Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

SPECIAL WARRANTY DEED
Recorder's Cover Sheet

Preparer Information:
Mark A. Roeder, 119 E. Main St. Manchester, Iowa 52057-1736
Phone: (563) 927-2782

Taxpayer Information:
Ileen and Jimmy Penney, 604 S. 3rd St., Manchester, IA 52057

Return Document To:
Ileen and Jimmy Penney, 604 S. 3rd St., Manchester, IA 52057

Grantors:
Violet M. Rieger, n/k/a Violet M. Timmerman

Grantees:
Jimmy Lee Penney and Ileen Jo Penney

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

SPECIAL WARRANTY DEED

For the consideration of $20,000 (Twenty thousand) Dollar(s) and other valuable consideration, Violet M. Rieger f/k/a Violet M. Timmerman, a single person does hereby convey to Jimmy Lee Penney and Ileen Jo Penney as joint tenants with full rights of survivorship and not as tenants in common Grantor's one-half undivided interest held in the following described real estate in Delaware County, Iowa:

Lot 822, Manchester, Iowa according to plat recorded in Bk I LD Page 284.

This Grantor does hereby covenant with Grantees and successors in interest to warrant and defend the title to the one-half undivided interest she is conveying to Grantees against the lawful claims of all persons claiming by, through or under her except as to liens or encumbrances created or suffered to be created by the acts or defaults of the grantees. Grantor's general warranties of title to the one-half undivided interest she is conveying extend only to the date of the Real Estate Contract recorded at Book 2010, Page 2786, with special warranties as to acts of this Grantor only, continuing up to date of this deed. The undersigned Grantor hereby relinquishes all rights of dower, homestead, and distributive share in and to the real estate.

This Special Warranty Deed is given in fulfillment of this Grantor's duties under the Real Estate Contract recorded at Book 2010, Page 2786.

Dated: April 22, 2020

Violet M. Rieger

Violet M. Rieger, f/k/a
Violet M. Timmerman

STATE OF IOWA, COUNTY OF DELAWARE) ss:

This record was acknowledged before me on April 22nd, 2020 by Violet M. Rieger, f/k/a Violet M. Timmerman.

Mark A. Roeder

Signature of Notary Public

MARK A. ROEDER
Commission Number 728724
MY COMMISSION EXPIRES
JUNE 6, 2021

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