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Document 2020 2397 Type 03 001 Pages 1
Date 7/17/2020 Time 11:48:15AM
Rec Amt $7.00 Aud Amt $5.00
Rev Transfer Tax $8.00
Rev Stamp# 283 DOV# 272

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED - JOINT TENANCY

Return to: Gary Lee Schilling and Debra Ann Schilling, PO Box 91, Hopkinton, IA 52237
Taxpayer: Gary Lee Schilling and Debra Ann Schilling, PO Box 91, Hopkinton, IA 52237
Preparer: Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, Iowa 52057, Phone: (563) 927-4164

For the consideration of $5,500.00 Dollar(s) and other valuable consideration, James F. Guthrie and Suzann A. Guthrie, husband and wife do hereby Convey to Gary Lee Schilling and Debra Ann Schilling, 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 South one-half (S½) of Lot Forty (40), J.T. Williamson's Addition to Hopkinton, Iowa, according to plat recorded in Book 19 L.D., Page 274.

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 July 17, 2020

James F. Guthrie (Grantor)

Suzann A. Guthrie (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on July 17, 2020, by James F. Guthrie and Suzann A. Guthrie.

STEVEN E CARR
Commission Number 713328
My Commission Expires
October 30, 2022

Signature of Notary Public

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