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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information:
Jane E. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057
Phone: (563) 927-5920

Taxpayer Information:
Tyler J. Tucker and Lauren C. Wessell, 814 1st Ave W, Dyersville, Iowa 52040

Return Document To:
Tyler J. Tucker and Lauren C. Wessell, 814 1st Ave W, Dyersville, Iowa 52040

Grantors:
Daniel J. Gallagher and Sue R. Gallagher

Grantees:
Tyler J. Tucker and Lauren C. Wessell

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

WARRANTY DEED
JOINT TENANCY

For the consideration of $202,000.00 Dollar(s) and other valuable consideration, Daniel J. Gallagher and Sue R. Gallagher, husband and wife do hereby Convey to Tyler J. Tucker and Lauren C. Wessel, unmarried as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

Lot Three (3) of Hyler and Loop's Addition to Dyersville, Iowa, according to plat recorded in Book 3 L.D., Page 255

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: 9th July 2020

Daniel J. Gallagher, Grantor

Sue R. Gallagher, Grantor

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on 9th July 2020, by Daniel J. Gallagher and Sue R. Gallagher, husband and wife.

Signature of Notary Public

NOTARIAL SEAL IOWA
ASHLEY COSSELMAN
Commission Number 788034
My Comm. Exp. 5/12/22

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