Recorded: 7/22/2020 at 9:10:06.0 AM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $231.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 2429

WARRANTY DEED

(CORPORATE/BUSINESS ENTITY GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 335
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, Iowa 52057
Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Chelsea J. Rans, 201 3rd Street, Delhi, IA 52223

Return Document To: (Name and complete address)
Chelsea J. Rans, 201 3rd Street, Delhi, IA 52223

Grantors:
201 3rd Street, L.L.C.

Grantees:
Chelsea J. Rans

Legal description:

Document or instrument number of previously recorded documents:

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WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)

For the consideration of $145,000.00 Dollar(s) and other valuable consideration, 201 3rd Street, L.L.C., a(n) Limited Liability Company organized and existing under the laws of Iowa does hereby Convey to Chelsea J. Rans

the following described real estate in Delaware County, Iowa:
Lots Eleven (11) and Twelve (12), Block Twenty (20), Delhi, Iowa, according to plat recorded in Book A L.D., Pages 128-129, and plat recorded in Book 208, Page 2616.

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated on 7-19-2020.

201 3rd Street, L.L.C., a(n) Limited Liability Company

By Marla Wulfekuhle
Marla Wulfekuhle, Member

By _____

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 7-19-2020, by Marla Wulfekuhle as Member of 201 3rd Street, L.L.C.

NOTARIAL SEAL IOWA
TERESA TURNIS
Commission Number 723636
My Comm. Exp 7-25-2021

Teresa Turnis
Signature of Notary Public

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