Book 2020 Page 2547
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Date 7/29/2020 Time 11:06:05AM
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Rev Stamp# 302 DOV# 292
Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
(CORPORATE GRANTOR)
Recorder's Cover Sheet

Preparer Information:
Werner Hellmer, DAY & HELLMER, P.C., 137 First Avenue E, PO Box 342 Dyersville, Iowa 52040
Phone: (563) 875-9733

Taxpayer Information:
Carla Damon and Derick Damon, 712 E Fayette St, Manchester, IA 52057

Return Document To:
Werner Hellmer, DAY & HELLMER, P.C., 137 First Avenue E, PO Box 342 Dyersville, Iowa 52040

Grantors:
Lawrence Investments, LLC

Grantees:
Carla Damon
Derick Damon

PLEASE RETURN TO:
HAWKEYE ESCROW COMPANY
313 3RD AVE SE
CEDAR RAPIDS, IA 52401

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

WARRANTY DEED
(Corporate Grantor)

For the consideration of Ten Dollar(s) and other valuable consideration, Lawrence Investments, LLC, a corporation organized and existing under the laws of Iowa does hereby Convey to Carla Damon and Derick Damon, wife and husband, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Twenty Three (23), Fairview Acres, City of Manchester, Delaware County, Iowa, according to plat in Book 2001, Page 3737

The Corporation 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: 7-17-2020

Lawrence Investments, LLC, a(n) Iowa corporation

By Bradley A Lawrence Managing Member
Bradley A. Lawrence, Managing Member
Lawrence Investments, LLC

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on 7-17-20, by Bradley A. Lawrence, as Managing Member, of Lawrence Investments, LLC

NOTARIAL SEAL IOWA
DIANE K. GOERDT
Commission Number 720023
MY COMMISSION EXPIRES
DECEMBER 17, 2020

Diane K Goerdt
Signature of Notary Public