Recorded: 8/7/2020 at 3:08:28.0 PM
County Recording Fee: $12.00
Iowa E-Filing Fee: $3.00
Combined Fee: $15.00
Revenue Tax: $119.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 2664

WARRANTY DEED

Return to: Randy Sheckles, 39504 Hilton Road, Edgewood, Iowa 52042
Taxpayer: Randy Sheckles, 408 Jefferson Street, Colesburg, Iowa 52035
Preparer: George Davis, 225 1st Avenue East Dyersville, Iowa 52040, Phone: (563) 875-9112

For the consideration of Ten ($10.00) Dollar(s) and other valuable consideration, Cody Schmelzer and Ashley Schmelzer, husband and wife do hereby Convey to Randy Sheckles, a single person the following described real estate in Delaware County, Iowa: Lots Three (3) and Four (4), Block Three (3), Colesburg, Iowa, according to Corrected and Amended Plat of the Incorporated Town of Colesburg recorded in Book 1 Plats, Pages 73-86

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 August 1, 2020

Cody Schmelzer (Grantor)

Ashley Schmelzer (Grantor)

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on August 1, 2020, by Cody Schmelzer and Ashley Schmelzer, husband and wife.

GEORGE A. DAVIS
Commission Number 800975
My Commission Expires
December 28, 2022

Signature of Notary Public

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