Recorded: 8/7/2020 at 3:08:32.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $34.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 2666

WARRANTY DEED
(CORPORATE GRANTOR)
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)
Mark A. Roeder, 119 E. Main St. Manchester, IA 52057
Phone: (563) 927-2782

Taxpayer Information:
Deana M. Withey and Benjamin L. Ohl, 932 E. Main St. Manchester, IA 52057

Return Document To:
Tom Hanson, 401 E. Main St. Manchester, IA 52057

Grantors:
Riverland Development Corporation

Grantees:
Deana M. Withey and Benjamin L. Ohl,

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, Riverland Development Corporation, a corporation organized and existing under the laws of Iowa does hereby convey to Deana M. Withey and Benjamin L. Ohl, as Joint Tenants with Full Rights of Survivorship, and Not as Tenants in Common, the following described real estate in Delaware County, Iowa:

Lot Four (4) of Tanglewood Subdivision - Plat No. 3, City of Manchester, Delaware County, Iowa, according to the plat recorded in Book 2005, Page 1095, subject to easements, covenants, and restrictions of record.

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: July 21, 2020.

Riverland Development Corporation, an Iowa corporation

By _____
Gary J, Lynch, president

STATE OF IOWA, COUNTY OF DELAWARE) ss:

This record was acknowledged before me on July 29, 2020 by Gary J. Lynch, as President, of Riverland Development Corporation

SARA GILSON
Commission Number 816608
MY COMMISSION EXPIRES
APRIL 24, 2023

_____
Signature of Notary Public

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