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Document 2020 2793 Type 03 001 Pages 3
Date 8/19/2020 Time 12:49:12PM
Rec Amt $17.00 Aud Amt $5.00
Rev Transfer Tax $399.20
Rev Stamp# 335 DOV# 318

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED - JOINT TENANCY

THE IOWA STATE BAR ASSOCIATION
Official Form No. 103
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)
Corey J. Voelker and Jennifer J. Voelker, 23615 Highwater Road, Manchester, Iowa 52057

Return Document To: (Name and complete address)
× Corey J. Voelker and Jennifer J. Voelker, 23615 Highwater Road, Manchester, Iowa 52057

Grantors:
Joseph F. Petchulat
Cathy J. Petchulat

Grantees:
Corey J. Voelker
Jennifer J. Voelker

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED
JOINT TENANCY

For the consideration of $250,000.00 Dollar(s) and other valuable consideration, Joseph F. Petchulat and Cathy J. Petchulat, husband and wife do hereby Convey to Corey J. Voelker and Jennifer J. Voelker, husband and wife as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa: See 1 in Addendum

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 19, 2020

Joseph F. Petchulat (Grantor)

Cathy J. Petchulat (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 19, 2020, by Joseph F. Petchulat and Cathy J. Petchulat.

STEVEN E CARR
Commission Number 713328
My Commission Expires
October 30, 2022

Signature of Notary Public

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Addendum

1. Lot Sixty Two (62) of Turtle Creek Camp Replat being part of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4), Section Twenty-six (26), Township Eighty-eight North (T88N), Range Five West (R5W), of the Fifth Pricipal Meridian, Delaware County, Iowa and part of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4), Section Twenty-five (25), Township Eight-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 1999, Page 4340; also all lake frontage running to the waterfront and then at right angles to the middle of Delhi Lake in respect to and adjoining said Lot Sixty Two (62); also Parcel X, Part Of Parcel V Lying In The Southwest Quarter (SW1/4) Of The Northwest Quarter (NW1/4), Section Twenty Five (25), And Lying In The Southeast Quarter (SE1/4) Of The Northeast Quarter (NE1/4) Section Twenty-Six (26), Township Eighty-Eight North (T88N), Range Five West (R5W) Of The Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2000, Page 2971; according to Retracement Survey recorded in Book 2007, Page 1735 and Retracement Plat Of Survey recorded in Book 2020, Page 133