Book 2020 Page 3118

Document 2020 3118 Type 03 001 Pages 8
Date 9/11/2020 Time 2:05:45PM
Rec Amt $42.00 Aud Amt $5.00
Rev Transfer Tax $1,359.20
Rev Stamp# 382 DOV# 362

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
(Several Grantors)
Recorder's Cover Sheet

Preparer Information:
Jane E. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057
Phone: (563) 927-5920

Taxpayer Information:
DM Cove, LLC, 1197 Candle Rd, Manchester, Iowa 52057

Return Document To:
DM Cove, LLC, 1197 Candle Rd, Manchester, Iowa 52057

Grantors:
Leslie A. Keith, Cathleen L. Keith, Lloyd E. Keith, Joni L. Keith, Sylvia J. Kreamalmyer, William E. Kreamalmyer, Daniel L. Keith, Andria L. Keith, William M. Keith, Jr., Jennifer L. Keith, Lindsey Keith Ellerbee and Philip Ellerbee

Grantees:
DM Cove, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

WARRANTY DEED
(Several Grantors)

For the consideration of $850,000.00 Dollar(s) and other valuable consideration, Leslie A. Keith and Cathleen L. Keith, husband and wife, Lloyd E. Keith and Joni L. Keith, husband and wife, Sylvia J. Kreamalmyer and William E. Kreamalmyer, wife and husband, Daniel L. Keith and Andria L. Keith, husband and wife, William M. Keith, Jr., and Jennifer L. Keith, husband and wife, and Lindsey Keith Ellerbee and Philip Ellerbee, wife and husband, do hereby Convey to DM Cove, LLC the following described real estate in Delaware County, Iowa:

An undivided six-sevenths interest in and to the following described real estate: All of Keith's First Subdivision of part of the South Half (S 1/2) of the Northeast Quarter (NE 1/4) and part of the North Half (N 1/2) of the Southeast Quarter (SE 1/4) of Section Thirty (30), Township Eighty-eight (88) North, Range Four (4) West of the Fifth P.M. in Delaware County, Iowa, according to plat recorded in Book 4 Plats, Page 20, also all lake frontage adjoining said Keith's First Subdivision running to the water front and then at right angles to the middle of Delhi Lake; except that part of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Thirty (30), Township Eighty Eight (88) North, Range Four (4), West of the Fifth P.M., described as commencing at the Southwest corner of said Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4), said point being the point of beginning, then North 2° 11' 35" West three hundred (300) feet along the West line of said Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4), thence South 55° 19' 15" East two hundred fifty (250) feet, thence South 50° 56' 25" West two hundred fifty (250) feet to the point of beginning and also except that portion of the Maquoketa River lying adjacent to the Northeasterly boundary of said excepted parcel and extending to the centerline of said river; also Parcel C of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4), Section 30, Township Eighty-Eight North (XXX), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 175.

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: 9-4-2020

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Leslie A. Keith, Grantor

Cathleen L. Keith, Grantor

STATE OF Iowa, COUNTY OF Wapello

This record was acknowledged before me on September 4, 2020, by Leslie A. Keith and Cathleen L. Keith, husband and wife.

Signature of Notary Public

NOTARIAL SEAL IOWA

Dave Brown
Commission Number 735451
My Commission Expires
7-19-23

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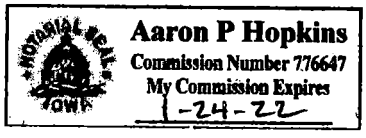
Lloyd E. Keith, Grantor

Joni L. Keith, Grantor

STATE OF Iowa, COUNTY OF Wapello

This record was acknowledged before me on September 4th 2020, by Lloyd E. Keith and Joni L. Keith, husband and wife.

Signature of Notary Public



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9-8-20
Sylvia J. Kreamalmyer, Grantor

William E. Kreamalmyer
William E. Kreamalmyer, Grantor

STATE OF IOWA, COUNTY OF Des Moines

This record was acknowledged before me on 9/8/2020, by Sylvia J. Kreamalmyer and William E. Kreamalmyer, wife and husband.

Denise Fullenkamp
Signature of Notary Public

NOTARIAL SEAL IOWA
DENISE FULLENKAMP
Commission Number 824359
My Commission Expires
03/17/23

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Daniel L. Keith, Grantor

Andria L. Keith, Grantor

STATE OF Missouri, COUNTY OF St. Charles

This record was acknowledged before me on September 4, 2020, by Daniel L. Keith and Andria L. Keith, husband and wife.

NOTARY PUBLIC NOTARY SEAL STATE OF MISSOURI

JENNIFER HEATHER SHARMA
My Commission Expires
March 28, 2021
St. Charles County
Commission #17728366

Signature of Notary Public

William M. Keith, Jr., Grantor

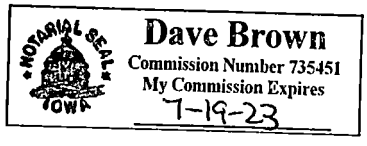
Jennifer L. Keith, Grantor

STATE OF Iowa, COUNTY OF Wapello

This record was acknowledged before me on September 4, 2020, by William M. Keith, Jr., and Jennifer L. Keith, husband and wife.

Dave Brown

Signature of Notary Public



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Lindsey Keith Ellerbee, Grantor

Philip Ellerbee, Grantor

STATE OF Georgia. COUNTY OF Spalding

This record was acknowledged before me on September 8, 2020, by Lindsey Keith Ellerbee and Philip Ellerbee, wife and husband.

Maureen S Garland
Signature of Notary Public

Maureen S Garland
NOTARY PUBLIC
Spalding County, GEORGIA
My Commission Expires
06/20/2023

