Recorded: 9/24/2020 at 3:48:46.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $399.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 3335

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
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)
JCDUB, LLC, C/O James C. Wessels, 625 4th Avenue SE, Dyersville, IA 52040

Return Document To: (Name and complete address)
JCDUB, LLC, C/O James C. Wessels, 625 4th Avenue SE, Dyersville, IA 52040

Grantors:
Richard Reittinger
Rosemary I. Reittinger

Grantees:
JCDUB, LLC an Iowa
Limited Liability Company

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED

For the consideration of $250,000.00 Dollar(s) and other valuable consideration, Richard Reittinger and Rosemary I. Reittinger, husband and wife do hereby Convey to JCDUB, LLC an Iowa Limited Liability Company the following described real estate in Delaware County, Iowa: Lot One (1) of Sunset Heights No. 2, Comprised Of Part Of The SE-NE And Part Of The NE-SE-Section 25, T89N, R3W Of the 5th P.M. And Lot 1-A Of Sunset Heights No.1 Delaware Co., Iowa, according to the plat recorded in Book 7 Plats, Page 112

This deed is given in fulfillment of real estate contract dated March 15, 2018 and filed for record March 15, 2018 in Book 2018, Page 609.

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 20, 2020.

Richard Reittinger (Grantor)

Rosemary I. Reittinger (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on August 20, 2020, by Richard Reittinger and Rosemary I. Reittinger.

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

Signature of Notary Public

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