Recorded: 9/30/2020 at 10:08:10.0 AM
County Recording Fee: $12.00
Iowa E-Filing Fee: $3.00
Combined Fee: $15.00
Revenue Tax: $233.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 3418

Preparer Information: Erick Skogman, Elderkin & Pirnie, PLC, 316 2nd St SE #124, Cedar Rapids, IA 52401 (319) 362-2137
Return Document To/Address Tax Statements: Stacia M. Koontz, 620 Quaker Mill Dr, Manchester, IA 52057

WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration Justin M. Paulson and Nichole Paulson, husband and wife, do hereby convey to Stacia M. Koontz the following described real estate in Delaware County, Iowa:

That part of Lot Six (6) of the Subdivision of the North one-half(N I/2) of the Southwest Quarter (SW 1/4) of Section Twenty (20), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian, according to plat recorded in Book A Plats, Page 19, described as commencing at the Southeast corner of Lot Seven (7) of said Subdivision, and running thence North on the East line of said Lots Seven (7) and Six (6) four hundred twenty three (423.0) feet to the point of beginning, thence West one hundred thirty three (133.0) feet, thence South one hundred feet (100.0) feet, thence East one hundred thirty three (133.0) feet to the East line of said Lot Six (6), thence North one hundred (100.0) feet to the point of beginning.

Subject, nevertheless, to all restrictions, easements, covenants and conditions of record.

Grantor(s) do/does hereby covenant(s) with grantee(s), and successors in interest, that grantor(s) hold(s) the real estate by title in fee simple; that grantor(s) have/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 grantor(s) covenant(s) to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. The undersigned hereby relinquish 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: 9/22/2020

Justin M. Paulson

Nichole Paulson

STATE OF Iowa, COUNTY OF Delaware

This instrument was acknowledged before me this 22nd day of September, 2020, by Justin M. Paulson and Nichole Paulson, husband and wife.

Danielle E.M. Hutchinson
Notary Public – State of Iowa

NOTARIAL SEAL IOWA
DANIELLE E.M. HUTCHINSON
Commission Number 810017
My Commission Expires
April 11, 2021