Recorded: 10/5/2020 at 9:04:48.0 AM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $282.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 3482

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

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

Taxpayer Information:
Eric J. Conner and Melissa A. Conner, 204 S Locust Street, Edgewood, IA 52042

Return Document To:
Eric J. Conner and Melissa A. Conner, 204 S Locust Street, Edgewood, IA 52042

Grantors:
Eric Harbaugh and Andrea Harbaugh

Grantees:
Eric J. Conner and Melissa A. Conner

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED
JOINT TENANCY

For the consideration of $177,000.00 Dollar(s) and other valuable consideration, Eric Harbaugh and Andrea Harbaugh, husband and wife do hereby Convey to Erie J. Conner and Melissa A. Conner, 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:

Lot One (1) of the Survey and Plat of Kern's Subdivision of Lot 3 and part of Lot 4 of the Subdivision of the NW ¼ of the NE ¼ and adjacent Railroad R-O-W Section 2, T 90 N, R 5 W Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 129.

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: Oct. 2, 2020.

Eric Harbaugh, Grantor

Andrea Harbaugh, Grantor

STATE OF IOWA, COUNTY OF Iowa

This record was acknowledged before me on October 2, 2020, by Eric Harbaugh and Andrea Harbaugh, husband and wife.

Signature of Notary Public

ELAINE M. FUNKE
Commission Number 133758
My Commission Expires
12-5-2023

©The Iowa State Bar Association 2020