Book 2020 Page 3848
Document 2020 3848 Type 03 001 Pages 3
Date 10/28/2020 Time 2:52:04PM
Rec Amt $17.00 Aud Amt $5.00
Rev Transfer Tax $167.20
Rev Stamp# 474 DOV# 465
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)
Joseph and Sharon Scherrman, 20572 254th Street, Delhi, IA 52223

Return Document To: (Name and complete address)
(X) Joseph and Sharon Scherrman, 20572 254th Street, Delhi, IA 52223

Grantors:
Lance Nemmers
Cari Nemmers

Grantees:
Joseph B. Scherrman
Sharon L. Scherrman

Legal description: See Page 2

Document or instrument number of previously recorded documents:

© The Iowa State Bar Association 2020
IOWADOCS®

WARRANTY DEED
JOINT TENANCY

For the consideration of $105,000.00 Dollar(s) and other valuable consideration, Lance Nemmers and Cari Nemmers, husband and wife do hereby Convey to Joseph B. Scherrman and Sharon L. Scherrman, 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 October 28, 2020

Lance Nemmers (Grantor)

Cari Nemmers (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on October 28, 2020, by Lance Nemmers and Cari Nemmers.

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

Signature of Notary Public

© The Iowa State Bar Association 2020
IowaDocs®

Addendum

1. The Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) of Section Twenty Three (23), Township Eighty Eight (88) North, Range Five (5), West of the Fifth P.M., except that part described as commencing at the Southwest corner of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼), thence North along the West line of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) one hundred thirteen and eight-tenths (113.8) feet, thence South 74° 15' East four hundred nineteen and eight-tenths (419.8) feet, more or less, to a point on the South line of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼), thence North 90° 00' West along said South line four hundred four and two tenths (404.2) feet, more or less, to the point of beginning, and also except that part described as commencing at a point on the North line of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) that is one hundred twenty four and five-tenths (124.5) feet West of the Northeast corner of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼), thence South 60° 54' West two hundred thirty five and eight-tenths (235.8) feet, thence South 63° 40' West four hundred sixty three and nine-tenths (463.9) feet, thence South 67° 44' West three hundred seven and one-tenth (307.1) feet, thence South 79° 02' West two hundred ninety seven (297) feet, more or less, to a point on the West line of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼), thence North 0° 00' along said West line to the Northwest corner of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼), thence East along the North line of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) to the point of beginning, and also except that part platted as Lake View First Addition to Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 55, and also except that part platted as Lakeview Estates First Addition to Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 215, and also except that part included in Parcel A part of the NE ¼ of Section 23-T88N-R5W of the 5th P.M. and part of Lot 9 of Lakeview Estates First Addition to Delaware County, Iowa, according to plat recorded in Book 7 Plats, Page 3, and also except that part included in Parcel B part of the NE ¼ of Section 23-T88N-R5W of the 5th P.M. and part of Lot 9 of Lakeview Estates First Addition to Delaware County, Iowa, according to plat recorded in Book 7 Plats, Page 4, and also except that part included in Parcel D – Part Of Lot 28 Lake View First Addition, Part Of SW ¼ Of NE ¼ And Part Of SE ¼ Of NW ¼, Section 23, T88N, R5W Of The Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 7 Plats, Page 91