Recorded: 11/17/2020 at 10:38:40.0 AM
County Recording Fee: $22.00
Iowa E-Filing Fee: $3.00
Combined Fee: $25.00
Revenue Tax: $248.80
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 4235

TRUSTEE WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 107
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)
Bret and JoDee Fisher, 112 Iowa Street, Manchester, IA 52057

Return Document To: (Name and complete address)
Bret and JoDee Fisher, 112 Iowa Street, Manchester, IA 52057

Grantors:
Griz/Decker Revocable Trust
Agreement, dated June 9, 2016

Grantees:
Bret Michael Fisher
JoDee Elizabeth Fisher

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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TRUSTEE WARRANTY DEED
(INTER-VIVOS TRUST)

For the consideration of $156,000.00 Dollar(s) and other valuable consideration, Jean Anne Griswold (Trustee) ~~(Co-Trustees)~~ of the Griz/Decker Revocable Trust Agreement, dated June 9, 2016 does hereby convey to Bret Michael Fisher and JoDee Elizabeth Fisher, 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 Eight (8) of Subdivision of Lots One Hundred Sixteen (116) and one Hundred Seventeen (117) in the Town of Manchester, Iowa, and of Lots One (1) and Two (2) of Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 114

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor 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 covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated 11-12-2020.

Jean Anne Griswold
Jean Anne Griswold
As (Trustee) ~~(Co-Trustee)~~ of
the above-entitled trust

As (Trustee) ~~(Co-Trustee)~~ of
the above-entitled trust

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Acknowledgment for Individual Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 12/November/2020, by Jean Anne Griswold.

As (Trustee) ~~(Co-Trustee)~~ of the above entitled trust.

Teresa Turnis
Signature of Notary Public



STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____.

As (Trustee) ~~(Co-Trustee)~~ of the above entitled trust.

_____
Signature of Notary Public

Acknowledgment for Corporate Trustee

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____,

as _____,

of _____.

As (Trustee) (Co-Trustee) of the above entitled trust.

_____
Signature of Notary Public

STATE OF _____, COUNTY OF _____

This record was acknowledged before me on _____, by _____,

as _____,

of _____.

As (Trustee) (Co-Trustee) of the above entitled trust.

_____
Signature of Notary Public