Recorded: 12/30/2020 at 1:46:52.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $279.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 4868

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)
Joshua & Cara Heffernen, 324 E. Union Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Joshua & Cara Heffernen, 324 E. Union Street, Manchester, Iowa 52057

Grantors:
Sean P. McEnany
Pam Marie McEnany

Grantees:
Joshua Heffernen
Cara Heffernen

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED
JOINT TENANCY

For the consideration of $ 175,000.00 Dollar(s) and other valuable consideration, Sean P. McEnany and Pam Marie McEnany, Husband and Wife do hereby Convey to Joshua Heffernen and Cara Heffernen, 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: The East one-half (E½) of Lot Five (5), Burrington's Addition to Manchester, Iowa, according to plat recorded in Book I L.D., Page 245, except the North eighty two (82) feet thereof.

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 12-30-20

Sean P. McEnany(Grantor)

Pam Marie McEnany (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 12-30-2020, by Sean P. McEnany and Pam Marie McEnany.

LINDA A. BESSEY
Commission Number 116034
My Commission Expires
6-14-2023

Signature of Notary Public

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