Book 2021 Page 178

Document 2021 178 Type 03 001 Pages 2
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Deed
Abstract

WARRANTY DEED
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:
TM Northwoods, LLC, 23814 Spechts Ferry Road, Sherrill, IA 52073

Return Document To:
TM Northwoods, LLC, 23814 Spechts Ferry Road, Sherrill, IA 52073

Grantors:
Lyle Herman and
Darla S. Gaskill and David C. Gaskill

Grantees:
TM Northwoods, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED

For the consideration of $325,000.00 Dollar(s) and other valuable consideration, Lyle Herman, a single person and Darla S. Gaskill and David C. Gaskill, wife and husband do hereby Convey to TM Northwoods, LLC, an Iowa Limited Liability Company the following described real estate in Delaware County, Iowa:

The Northeast Quarter (NE¼) of the Southeast Quarter (SE¼) of Section 24, Township 90 North, Range 4, West of the 5th P.M.

This deed is given in fulfillment of a recorded real estate contract between the parties filed May 28, 2019 in Book 2019, Page 1251.

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: Jan 13, 2021.

Lyle Herman, Grantor

Darla S. Gaskill, Grantor

David C. Gaskill, Grantor

STATE OF **IOWA**, COUNTY OF **DELAWARE**

This record was acknowledged before me on January 13, 2021, by Lyle Herman, a single person.

Signature of Notary Public

THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2022

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STATE OF **IOWA**, COUNTY OF **DELAWARE**

This record was acknowledged before me on January 13, 2021, by Darla S. Gaskill and David C. Gaskill, wife and husband.

Signature of Notary Public

THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2022