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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 101
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
George Davis, 225 1st Avenue East Dyersville, Iowa 52040
Phone: (563) 875-9112

Taxpayer Information: (Name and complete address)
Samantha M. Lammers, 123 Stow Street, Earlville, Iowa 52041

Return Document To: (Name and complete address)
~~Samantha M. Lammers, 123 Stow Street, Earlville, Iowa 52041~~
RIVER RIDGE ESCROW CO
4056 GLASS ROAD NE
CEDAR RAPIDS IA 52402

Grantors:
William M. Kraus
Kathy S. Kraus

Grantees:
Samantha M. Lammers
Harold Hines

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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WARRANTY DEED

*a/k/a Harold A. Hines

For the consideration of Ten ($10.00) Dollar(s) and other valuable consideration, William M. Kraus and Kathy S. Kraus, husband and wife do hereby Convey to* Samantha M. Lammers, a married woman and Harold Hines, a single man, as joint tenants with full rights of survivorship and not as tenants in common the following described real estate in Delaware County, Iowa: Lot Ten (10), and the West one-half (W1/2) of Lots Six (6), Seven (7) and Eight (8), Block Eight (8), Pitkin's Addition to Nottingham, now Earlville, Iowa, according to plat recorded in Book I L.D., Pages 456-457 and Plat of Survey recorded in Book 1999, Page 372

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 Dec. 8, 2020.

William M. Kraus (Grantor)

Kathy S. Kraus (Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on Dec. 8, 2020, by William M. Kraus and Kathy S. Kraus, husband and wife.

CHRIS M. EVEN
Commission Number 820718
My Commission Expires
October 17, 20[illegible]

Signature of Notary Public

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