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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

SPECIAL 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:
Daniel A. and Ann L. Schulte, 19210 Goodland Drive, Manchester, IA 52057

Return Document To:
Thomas J. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057

Grantors:
Daniel A. Schulte and Ann L. Schulte

Grantees:
Daniel A. Schulte as trustee of Daniel A. Schulte Trust Agreement executed March 22, 2011 as may be amended, and Ann L. Schulte as trustee of Ann L. Schulte Trust Agreement executed March 22, 2011 as may be amended

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

SPECIAL WARRANTY DEED

For the consideration of $1.00 Dollar(s) and other valuable consideration, Daniel A. Schulte and Ann L. Schulte, husband and wife do hereby Convey an undivided one-half interest to Daniel A. Schulte, as Trustee of the Daniel A. Schulte Trust Agreement Executed March 22, 2011, as may be amended; and an undivided one-half interest to Ann L. Schulte, as Trustee of the Ann L. Schulte Trust Agreement executed March 22, 2011, as may be amended, as tenants in common the following described real estate in Delaware County, Iowa:

The Southwest Quarter (SW¼) of the Southeast Quarter (SE¼) of Section 16-89N-R5W, Delaware County, Iowa including Parcel 2018-20 being part of the SW ¼ SE ¼ 16-89-5 according to plat recorded in Book 2018, Page 1100.

-AND-

The Northwest Quarter (NW¼) of the Northeast Quarter (NE¼) of Section 21-89N-R5W, Delaware County, Iowa including Parcel 2018-21 being a part of the NW ¼ NE ¼ 21-89-5 according to plat recorded in Book 2018, Page 1100.

This deed is exempt according to Iowa Code 428A.2(21).

Grantors do Hereby Covenant with Grantees and successors in interest to Warrant and Defend the real estate against the lawful claims of all persons claiming by, through or under them, 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: Feb 23, 2021.

Daniel A. Schulte

Ann L. Schulte

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 2/23/2021 by Daniel A. Schulte and Ann L. Schulte, husband and wife.

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

Signature of Notary Public

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