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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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)
Jamie and Angela Helmrichs, 1934 255th Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Jamie and Angela Helmrichs, 1934 255th Street, Manchester, Iowa 52057

Grantors:
Shirley E. Helmrichs

Grantees:
Jamie E. Helmrichs
Angela R. Helmrichs

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 One ($1.00) Dollar(s) and other valuable consideration, Shirley E. Helmrichs, a single person do hereby Convey to Jamie E. Helmrichs and Angela R. Helmrichs, 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: Parcel 2021-06, Part of the NE 1/4 of the SW 1/4, Section Twenty-Two (22), Township Eighty-Eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa according to plat recorded in Book 2021, Page 360.

Exemption #21

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 3/2/2021

Shirley E. Helmrichs

Shirley E. Helmrichs(Grantor)

(Grantor)

(Grantor)

(Grantor)

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on March 2, 2021, by Shirley E. Helmrichs.

STEVEN E CARR
Commission Number 713328
My Commission Expires
October 30, 2022

Signature of Notary Public

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