Recorded: 3/17/2021 at 3:54:37.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $203.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 959

Return To/Taxpayer: Andrew C. Buelow & Paris A.M. Schaul, 313 Potter St., Manchester, 52057
Preparer: Benjamin M. Lange, Swisher & Cohrt, PLC, 222 1st Street East, Independence, IA 50644 (319) 334-4488

WARRANTY DEED - JOINT TENANCY

For the consideration of one Dollar(s) and other valuable consideration, Matthew A. Uthoff aka Matthew Uthoff and Heather M. Uthoff aka Heather Uthoff, husband and wife, do hereby Convey to Andrew C. Buelow and Paris A.M. Schaul, single persons, as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

RECORDED BY
SECURITY FIRST TITLE CO.
PH. # (815) 235-2900
FAX # (815) 235-9955
21-0631JP

See Attached Exhibit A.

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: March 14, 2021.

Matthew A. Uthoff (Grantor)

Heather M. Uthoff (Grantor)

STATE OF IOWA, COUNTY OF DELAWARE, ss.

This record was acknowledged before me this 14 day of March, 2021, by Matthew A. Uthoff and Heather M. Uthoff.

TERESA TURNIS
Commission Number 723636
My Comm. Exp. 7-05-21

Signature of Notary Public

2021-0631IA

LEGAL DESCRIPTION

EXHIBIT A

TRACT I:

The West 16 feet of the North One-half of Lot 262, and the North One-half of Lot 263, Manchester, Iowa, according to plat recorded in Book I L.D., Page 284. Situated in Delaware County, and the State of Iowa.

TRACT II:

East 3 feet of the West 19 feet of the North 1/2 of Lot 262, Manchester, Delaware County, Iowa. Situated in Delaware County and the State of Iowa.