Recorded: 3/22/2021 at 10:54:58.0 AM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $42.40
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 1010

WARRANTY DEED

(CORPORATE/BUSINESS ENTITY GRANTOR)
THE IOWA STATE BAR ASSOCIATION
Official Form No. 335
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)
Eric and Katie Rave, 620 E. 2nd Street, Earlville, IA 52041

Return Document To: (Name and complete address)
Eric and Katie Rave, 620 E. 2nd Street, Earlville, IA 52041

Grantors:
A-1 Building, LLC

Grantees:
Eric M. Rave and Katie L. Rave

Legal description:

Document or instrument number of previously recorded documents:

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WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)

For the consideration of $27,000.00 Dollar(s) and other valuable consideration, A-1 Building, LLC, a(n) Limited Liability Company organized and existing under the laws of Iowa does hereby Convey to Eric M. Rave and Katie L. Rave, 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:
Lots One (1), Two (2), Three (3) and Four (4), Block Nineteen (19), Nottingham, now Earlville, Iowa, according to plat recorded in Book I L.D., Pages 346-347

The grantor hereby covenants with grantees, and successors in interest, that it holds the real estate by title in fee simple; that it has 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 it covenants to Warrant and Defend the real estate against the lawful claims of all persons, except as may be above stated.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated on March 16, 2021.

A-1 Building, LLC, a(n) Limited Liability Company

By _____
Brad Tucker, Member

By _____

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on March 16, 2021, by Brad Tucker as Member of A-1 Building, LLC.

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

_____
Signature of Notary Public

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