Book 2021 Page 1174

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Rec Amt $7.00 Aud Amt $5.00
Rev Transfer Tax $423.20
Rev Stamp# 116 DOV# 110

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED

Return to: Gary McCright and Anne Meyer-McCright, 1545 220th Street, Manchester, IA 52057
Taxpayer: Gary McCright and Anne Meyer-McCright, 1545 220th Street, Manchester, IA 52057
Preparer: Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, Iowa 52057, Phone: (563) 927-4164

For the consideration of $265,000.00 Dollar(s) and other valuable consideration, Jean Downs aka Jean McGraw, a single person do hereby Convey to Gary J. McCright and Anne Meyer-McCright, 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: Lot Two (2) of Downs Family Subdivision a Subdivision of the NE ¼ SE ¼ and part of the NE ¼, Section Two; part of the NW ¼, Sec. 1; All in T89N, R6W of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2008, Page 3958

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 03/30/21

Jean Downs (Grantor)

(Grantor)

STATE OF Oklahoma, COUNTY OF Bryan

This record was acknowledged before me on March 30, 2021, by Jean Downs.

JENNIFER ALDERSON NOTARY # 15001810 EXP. 02/25/23 PUBLIC STATE OF OKLAHOMA

Signature of Notary Public

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