EMV.
Citizens State Bank
PO Box 512
Monticello, IA

Book 2021 Page 1324

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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by: Mark R. Van Heukelom P.O. Box 2804 (319) 363-0101
Bradley & Riley PC Cedar Rapids, IA 52406-2804 FAX (319) 363-9824

Return to and Address tax statement: Tony Thompson and Katlyn Handel, 101 Jackson Street NE, Hopkinton, IA 52237

WARRANTY DEED

For the consideration of Ten Dollars and other valuable consideration, RANDY BACON and BROOKE BACON, husband and wife, do hereby convey to ANTHONY F. THOMPSON and KATLYN M. HANDEL, as Joint Tenants with Full Rights of Survivorship, and not as Tenants in Common, the following described real estate in Delaware County, Iowa:

THE SOUTH 185' OF THE WEST 123' OF LOT 20 OF LEROY JACKSON'S ADDITION TO HOPKINTON IN THE SW ¼ - NW ¼ OF SEC. 18 T87N, R3W OF THE 5TH P.M., DELAWARE COUNTY, IOWA, ACCORDING TO THE PLAT RECORDED IN BOOK 2020, PAGE 4614.

The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record in the office of the Recorder of Delaware County, Iowa.

Grantor does hereby covenant with Grantee, and successors in interest, that Grantor holds the real estate by title in fee simple; that Grantor 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 Grantor covenants to warrant and defend the real estate against 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: April 9, 2021

RANDY BACON

BROOKE BACON

STATE OF IOWA,

ss.

COUNTY OF JONES

This instrument was acknowledged before me on April 9, 2021 by Randy Bacon and Brooke Bacon, husband and wife.

Notary Public in and for said State

