Recorded: 4/30/2021 at 3:03:25.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $92.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 1591

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: John C. Georgen and Stephanie A. Georgen, 2313 Jefferson Rd, Manchester, IA 52057

Return Document To: John C. Georgen, 2313 Jefferson Rd, Manchester, IA 52057

Grantors: Broghammer Properties, LLC

Grantees: John C. Georgen and Stephanie A. Georgen

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED JOINT TENANCY

For the consideration of Ten Dollar(s) and other valuable consideration, Broghammer Properties, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to John C. Georgen and Stephanie A. Georgen, 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 Fifteen (15) and the West six (6.0) feet of Lot Fourteen (14), Amsden's Addition to Manchester, Iowa, according to plat recorded in Book 3 L.D., Pages 276-277

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: April 28, 2021

Broghammer Properties, LLC, an Iowa limited liability company

By Jenny Broghammer
Jenny Broghammer, Member-Manager

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on April 28, 2021, by Jenny Broghammer, as Member-Manager, of Broghammer Properties, LLC.

BARBARA K. SAILER
Commission Number 184508
My Commission Expires
1-26-22

Barbara K. Sailer
Signature of Notary Public

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