Book 2021 Page 1608
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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
(CORPORATE/BUSINESS ENTITY GRANTOR)
Recorder's Cover Sheet

Preparer Information:
Mark A. Roeder, 119 E. Main St. Manchester, Iowa 52057-1736
Phone: (563) 927-2782

Taxpayer Information:
Leland C. Hawker & Merri C. Hawker, 1318 S F St., Oskaloosa IA 52577

Return Document To:
Steven E. Carr, 117 S. Franklin St., P.O. Box 333, Manchester, IA 52057

Grantors:
Riverland Development Corporation

Grantees:
Leland C. Hawker and Merri C. Hawker

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

Warranty Deed
(Corporate/Business Entity Grantor)

For the consideration of Ten Dollar(s) and other valuable consideration, Riverland Development Corporation, a for profit corporation organized and existing under the laws of Iowa does hereby convey to Leland C. Hawker and Merri C. Hawker as joint tenants with right of survivorship, and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Fifteen (15) of Tanglewood Subdivision - Plat No. 2 City of Manchester, Delaware County, Iowa, according to plat recorded in Book 5 Plats, Page 116

together with any easements and appurtenant servient estates, but subject to any reasonable easements of record for public utilities or roads, any zoning restrictions, restrictive covenants and mineral reservations of record, if any.

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: May 3, 2021.

Riverland Development Corporation

By _____
Gary J. Lynch, President

STATE OF IOWA, COUNTY OF DELAWARE) ss:

This record was acknowledged before me on the 3rd day of May 2021 by Gary J. Lynch as President of Riverland Development Corporation.

MARK A. ROEDER
Commission Number 728724
MY COMMISSION EXPIRES
JUNE 6, 2022

_____
Signature of Notary Public