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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: Chad R Frese, 111 East Church Street, Marshalltown, IA 50158, Phone: (641) 753-5549

Taxpayer Information: Marcie Loretta Rowan, 25 West Third Street, Earlville, IA 52041 and Edward Duane Rowan, 25 West Third Street, Earlville, IA 52041 (563) 560-1968

Return Document To: (name and complete address)

Grantors: Chad Richard Frese and Jennifer Jo Frese

Grantees: Marcie Loretta Rowan and Edward Duane Rowan

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED JOINT TENANCY

For the consideration of One Dollar(s) and other valuable consideration, Chad Richard Frese and Jennifer Jo Frese, a married couple, do hereby Convey to Marcie Loretta Rowan and Edward Duane Rowan, joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Fourteen (14), Earl's Western Addition to Nottingham, now incorporated town of Earlville, Iowa, same being a part of the South East quarter of the North East quarter of Section thirty five (35), township Eighty Nine (89), North, Range Four (4), West of the Fifth P.M. and 1/2 of the vacated alley abutting on the N end of Lot 14, Earl's Western Addition to Nottingham, now incorporated town of Earlville, Iowa same being a part of the South East quarter of the North East quarter of Section thirty five (35), township Eighty Nine (89), North, Range Four (4), West of the Fifth P.M. (being the S 1/2 of said alley), according to plat recorded in Bk 7 Plat, LD, Page 438 of the records of the Delaware County Recorder, subject to easements of record.

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: May 3, 2021.

Chad Richard Frese, Grantor

Jennifer Jo Frese, Grantor

STATE OF IOWA, COUNTY OF MARSHALL

This record was acknowledged before me on May 3, 2021 by Chad Richard Frese and Jennifer Jo Frese, a married couple.

KATHY J BAIR
Commission Number 792264
My Commission Expires
September 29, 2021

Signature of Notary Public

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