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Date 12/09/2022 Time 9:52:25AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $60.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: John C. Compton, 116 1/2 W. Mission St., PO Box 8, Strawberry Point, IA 52076, Phone: 563-933-4334

Taxpayer Information: Amos C. and Fannie Christner, 2645 220th St., Delhi, IA 52223

Return Document To: Amos C. Christner, 2645 220th St., Delhi, IA 52223

Grantors: Ryan F. Leppert and Kayla M. Leppert

Grantees: Amos C. Christner and Fannie Christner

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, Ryan F. Leppert and Kayla M. Leppert, husband and wife, do hereby Convey to Amos C. Christner and Fannie Christner, 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:

The East sixty one and five-tenths (61.5) feet of the West one hundred twenty three (123.0) feet of the South one hundred twenty five (125.0) feet of Lot Three (3) of Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 4 L.D., Page 484-485.

There is no known private burial site, well, solid waste disposal site, underground storage tank, hazardous waste, or private sewage disposal system on the property as described in Iowa Code Section 558.69, and therefore the transaction is exempt from the requirement to submit a groundwater hazard statement.

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: 11-18-2022.

Ryan F. Leppert

Kayla M. Leppert

STATE OF IOWA, COUNTY OF CLAYTON

This record was acknowledged before me on November 18, 2022 by Ryan F. Leppert.

JOHN C COMPTON
Commission Number 129361
My Commission Expires 8-31-2025

Signature of Notary Public

STATE OF IOWA, COUNTY OF CLAYTON

This record was acknowledged before me on November 21, 2022 by Kayla M. Leppert.

JOHN C COMPTON
Commission Number 129361
My Commission Expires 8-31-2025

Signature of Notary Public

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