Book 2022 Page 3700

Document 2022 3700 Type 03 001 Pages 2
Date 12/19/2022 Time 1:44:16PM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $95.20

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Steven E Carr, 117 S Franklin Street, PO Box 333, Manchester, IA 52057, Phone: 563-927-4164

Taxpayer Information: R. & J. Rentals, L.L.C., 152 W Union Street, Manchester, Iowa 52057

Return Document To: R. & J. Rentals, L.L.C., 152 W Union Street, Manchester, Iowa 52057

Grantors: Charles E. Kolbet and Gloria J. Kolbet

Grantees: R & J Rentals, L.L.C.

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED

For the consideration of Sixty Thousand Dollar(s) and other valuable consideration, Charles E. Kolbet and Gloria J. Kolbet, husband and wife, do hereby Convey to R & J Rentals, L.L.C., a limited liability company organized and existing under the laws of Iowa, the following described real estate in Delaware County, Iowa:

That part of Lot Twelve (12) of the Subdivision of the East three-fourths (E3/4) of the South one-half (S½) of Section Thirty Two (32), Township Eighty Nine (89) North, Range Five (5), West of the Fifth P.M., according to plat recorded in Book A Plats, Page 5, described as beginning at the Southeast corner of Lot Eight (8) of said Subdivision, running thence Northwesterly along the South line of said Lot Eight (8) to the East line of the railroad right of way, thence South along said East line six hundred thirty nine and twenty eight hundredths (639.28) feet, thence East to the East line of said Lot Twelve (12), thence North along said East line to the point of beginning

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: December 19, 2022

Charles E. Kolbet, Grantor

Gloria J. Kolbet, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on December 19, 2022 by Charles E. Kolbet and Gloria J. Kolbet.

MARY KAY STARKS
COMMISSION NUMBER 773649
MY COMMISSION EXPIRES
June 29, 2024

Signature of Notary Public

©The Iowa State Bar Association 2022
IowaDocs®