Book 2022 Page 3753
Document 2022 3753 Type 03 001 Pages 2
Date 12/27/2022 Time 11:30:48AM
Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $66.40

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return To: JNJ Investments, LLC, 1843 Firefly Rd, Manchester, IA 52057
Taxpayer: JNJ Investments, LLC, 1843 Firefly Rd, Manchester, IA 52057
Preparer: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, SAJ Investments, LLC, a limited liability company organized and existing under the laws of Iowa, does hereby Convey to JNJ Investments, LLC, a limited liability company organized and existing under the laws of Iowa, the following described real estate in Delaware County, Iowa:

The South one-half (S 1/2) of Lot Seventy Five (75), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284

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.

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: December 23, 2022.

SAJ Investments, LLC, an Iowa limited liability company

By _____
Joshua A. Soppe, member-manager

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on December 23, 2022, by Joshua A. Soppe, as member-manager, of SAJ Investments, LLC a limited liability company.

NOTARIAL SEAL IOWA
JANE E. HANSON
Commission Number 791553
My Commission Expires
August 12, 2024

_____
Signature of Notary Public