Recorded: 12/27/2022 at 3:32:59.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $248.80
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2022 PG: 3768

Prepared by:	Douglas D. Herman Lynch Dallas, PC PO Box 2457 Cedar Rapids, Iowa 52406 Telephone: 319-365-9101 Facsimile: 319-365-9512	Taxpayer/Return Address: Michael R. Harbaugh 106 2nd Street SE Elkader, Iowa 52043

WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Peter C. Buschmann and Jill L. Buschmann, husband and wife, do hereby convey to Michael R. Harbaugh, a single person, the following described real estate in Delaware County, Iowa:

> Lots Ten (10), Eleven (11) and Twelve (12), Block Three (3), Colesburg, Iowa, according to the Corrected and Amended Plat of the Incorporated Town of Colesburg recorded in Book 1 Plats, Pages 73-86

together with all easements and servient estates appurtenant thereto, and subject to covenants, easements and restrictions of record.

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 7, 2022

Peter C. Buschmann, Grantor

Jill L. Buschmann, Grantor

STATE OF IOWA)
) §
COUNTY OF DELAWARE)

On this 7 day of DECEMBER, 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Peter C. Buschmann and Jill L. Buschmann, husband and wife, to me known to be the identical persons named in and who executed the same as their voluntary act and deed.

Notary Public in and for State of Iowa

