Recorded: 1/3/2023 at 10:00:25.0 AM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $293.60
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 8

WARRANTY DEED JOINT TENANCY
Recorder's Cover Sheet

Preparer Information: George A. Davis, 225 1st Avenue East, Dyersville, IA 52040, Phone: 563-875-9112

Taxpayer Information: Colton Hoffman and Kelsey Pasker, 512 East Fayette Street, Manchester, Iowa 52057

Return Document To: Colton Hoffman and Kelsey Pasker, 512 East Fayette Street, Manchester, Iowa 52057

Grantors: Spencer A. Hogan and Samantha L. Kemp, f/k/a Samantha L. Hogan

Grantees: Colton Hoffman and Kelsey Pasker

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED JOINT TENANCY

For the consideration of Ten Dollar(s) and other valuable consideration, Spencer A. Hogan, a single person and Samantha L. Kemp, f/k/a Samantha L. Hogan, a single person, do hereby Convey to Colton Hoffman and Kelsey Pasker, as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Sixty Four (64), Manchester, Iowa, according to plat recorded in Book I L.D., Pages 284-285

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: 12-28-22.

Spencer A. Hogan, Grantor

KAYLA AULWES
Notarial Seal - Iowa
Commission Number 837252
My Commission Expires Feb 7, 2025

Samantha L. Kemp, f/k/a Samantha L. Hogan, Grantor

STATE OF IOWA, COUNTY OF DUBUQUE

This record was acknowledged before me on 28th december 2022 by Spencer A. Hogan, a single person and Samantha L. Kemp, f/k/a Samantha L. Hogan, a single person.

Signature of Notary Public

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