Recorded: 1/11/2023 at 10:05:59.0 AM
County Recording Fee: $12.00
Iowa E-Filing Fee: $3.00
Combined Fee: $15.00
Revenue Tax: $215.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 85

Preparer Information: Scott M. O'Shea, O'Shea & O'Shea, PC, 1007 Longfellow Drive, Hiawatha, IA 52233, (319) 362-3640
Return Document/Address Tax Statement: Madison R. Rahe, 303 1st Street SW, Hopkinton, IA 52237

WARRANTY DEED

For the consideration of One Dollar(s), and other valuable consideration, Marcial Cortes Sanchez and Yadira Venegas, a married couple, do hereby convey to Madison R. Rahe, the following described real estate in **Delaware County**, Iowa:

Lot Eleven (11), Block Five (5), Hopkinton, Iowa, according to the plat recorded in Book B L.D., Page 583-584

The described real estate is conveyed subject to zoning, easements, covenants and restrictions of record.

Mark the appropriate statement with an "X":

X *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.*

_____ *This transaction is not exempt from the requirement to submit a groundwater hazard statement.*

Grantors do hereby covenant with grantee, and successors in interest, that grantors hold the real estate by title in fee simple; that grantors 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. Yadira Venegas signs solely to relinquish any and all interest he/she may have in the real estate, including any and 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 31, 2022

Marcial Cortes Sanchez
Marcial Cortes Sanchez (Grantor)

Yadira Venegas
Yadira Venegas (Grantor)

STATE OF IOWA COUNTY OF Delaware) ss:

This record was acknowledged before me this 31st day of December, 2022, by Marcial Cortes Sanchez and Yadira Venegas, a married couple.

Notary Public in and for State of Iowa

NOTARIAL SEAL IOWA
ANGELA M. McDONOUGH
Commission Number 770879
My Commission Expires
12-14-23