Book 2023 Page 666
Document 2023 666 Type 03 001 Pages 3
Date 3/28/2023 Time 3:03:55PM
Rec Amt $17.00 Aud Amt $5.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information: Robert J. Gudenkauf and Susan L. Gudenkauf, 1506 220th Street, Manchester, Iowa 52057

Return Document To: Robert J. Gudenkauf and Susan L. Gudenkauf, 1506 220th Street, Manchester, Iowa 52057

Grantors: June Marie Stamy, Robert James Gudenkauf and Thomas Joseph Gudenkauf as co-trustees of DA Gudenkauf Family Trust

Grantees: Robert J. Gudenkauf and Susan L. Gudenkauf

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

This deed is being re-recorded to correct the legal description in the Trustee Warranty Deed recorded February 9, 2023 in Book 2023, Page 302
Exemption #10

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.

TRUSTEE WARRANTY DEED

For the consideration of Four Hundred Sixty One Thousand Ninety Dollar(s) and other valuable consideration, June Marie Stamy, Robert James Gudenkauf and Thomas Joseph Gudenkauf, Co-Trustees of DA Gudenkauf Family Trust, does hereby Convey to Robert J. Gudenkauf and Susan L. Gudenkauf, as husband and wife as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

One-half interest in: Lot One (1) and
Lot Three (3) of Gudenkauf Subdivision No. 2 Part Of The NW¼ - Fr.NW¼ & Part Of The SW¼ - Fr.NW¼ Sec. 1, T88N, R6W Of The Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2022, Page 3627

The grantor hereby covenants with grantees, and successors in interest, that grantor holds the real estate by title in fee simple; that grantor 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 grantor covenants to warrant and defend the real estate against the lawful claims of all persons, except as may be above stated.

The grantor further warrants to the grantees all of the following: That the trust pursuant to which the transfer is made is duly executed and in existence; that to the knowledge of the grantor the person creating the trust was under no disability or infirmity at the time the trust was created; that the transfer by the trustee to the grantees is effective and rightful; and that the trustee knows of no facts or legal claims which might impair the validity of the trust or the validity of the transfer.

Words and phrases herein, including the acknowledgment hereof, shall be construed as in the singular or plural number, according to the context.

Dated: January 10, 2023.

DA Gudenkauf Family Trust

By June M. Stamy
June Marie Stamy, as Trustee

By Robt James Gudenkauf
Robert James Gudenkauf, as Trustee

By Thomas Joseph Gudenkauf
Thomas Joseph Gudenkauf, as Trustee

©The Iowa State Bar Association 2023
IowaDocs®

STATE OF IOWA, COUNTY OF Linn

This record was acknowledged before me January 10, 2023, by June Marie Stamy, Trustee of the above-entitled trust.

Signature of Notary Public

TROY R. LOUWAGIE
Commission Number 701554
My Commission Expires
February 4, 2024

STATE OF IOWA, COUNTY OF Delaware

This record was acknowledged before me on January 12, 2023, by Robert James Gudenkauf, Trustee of the above-entitled trust.

Signature of Notary Public

TROY R. LOUWAGIE
Commission Number 701554
My Commission Expires
February 4, 2024

STATE OF IOWA, COUNTY OF Linn

This record was acknowledged before me on January 10, 2023 by Thomas Joseph Gudenkauf, Trustee of the above-entitled trust.

Signature of Notary Public

TROY R. LOUWAGIE
Commission Number 701554
My Commission Expires
February 4, 2024