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Date 6/14/2024 Time 3:45:48PM
Rec Amt $17.00 Aud Amt $10.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

WARRANTY DEED
Recorder's Cover Sheet

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: R & S Acres, LLC, 27214 218th St, Earlville, Iowa 52041

Return Document To: R & S Acres, LLC, 27214 218th St, Earlville, Iowa 52041

Grantors: Sharon K. Mast and Stacey L. Mast

Grantees: R & S Acres, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED

For the consideration of Ten Dollar(s) and other valuable consideration, Sharon K. Mast a/k/a Sharon K. Bonert and Stacey L. Mast, wife and husband, do hereby Convey to R & S Acres, LLC, a limited liability company organized and existing under the laws of Iowa, the following described real estate in Delaware County, Iowa:

The Southeast Quarter (SE¼) of Section 17 in Township 89 North, Range 3 West of the 5th P.M., Delaware County, Iowa, except Parcel 2023-39; in the Northeast Quarter of the Southeast Quarter and the Southeast Quarter of the Southeast Quarter Section 17, Township 89 North, Range 3 West of the 5th P.M., Delaware County, Iowa according to plat recorded in Book 2023, Page 1438.

AND

East One-Half (E½) of the Northeast Quarter (NE¼) in Section 20, except Parcels B, C, and D, Township Eighty-Nine North (T89), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, per plat recorded in Book 2002, Page 3187

AND

The West One-Half (W ½) of the Northeast Quarter (NE ¼) of Section 20, Township Eighty Nine (89) North, Range Three (3) West of the 5th Principal Meridian, Delaware County, Iowa

This deed is exempt according to Iowa Code 428A.2(21).

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: June 13, 2024.

Sharon K. Mast

Sharon K. Mast a/k/a Sharon K. Bonert, Grantor

Stacey L. Mast, Grantor

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STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on June 13, 2024 by Sharon K. Mast a/k/a Sharon K. Bonert and Stacey L. Mast, wife and husband.



Signature of Notary Public