Recorded: 7/3/2025 at 11:03:12.0 AM
County Recording Fee: $12.00
Iowa E-Filing Fee: $3.00
Combined Fee: $15.00
Revenue Tax: $0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 1747

Prepared by/Return to: Bradley M. Strouse, 415 Clay Street, Cedar Falls, IA 50613, (319) 277-6830
Taxpayer Information: Zachary J. Less, 812 E. Howard Street, Manchester, IA 52057

QUIT CLAIM DEED

For the consideration of One Dollar(s) and other valuable consideration, Casey A. Dean and Barbara R. Dean, husband and wife, do hereby Quit Claim to Zachary J. Less all our right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

The Southeast Quarter (SE1/4) of Lot Twenty Two (22), Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 4 L.D., Pages 484-485.

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.

EXEMPT INSTRUMENT: This deed is exempt, and no Declaration of Value is required pursuant to Iowa Code § 428A.2(21).

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: July 3, 2025.

Casey A. Dean

Barbara R. Dean

STATE OF IOWA, COUNTY OF BLACK HAWK, ss:

This record was acknowledged before me on July 3, 2025, by Casey A. Dean and Barbara R. Dean, husband and wife.

BRADLEY M. STROUSE
Commission Number 755157
My Commission Expires
October 9, 2026

Notary Public