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Rec Amt $12.00 Aud Amt $5.00
Rev Transfer Tax $399.20

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, Tel: (563) 927-5920

Taxpayer Information: Joseph D. Miller and Ellen E. Miller, 2821 285th St, Hopkinton, Iowa 52237

Return Document To: Joseph D. Miller and Ellen E. Miller, 2821 285th St, Hopkinton, Iowa 52237

Grantors: Edward P. Stutzman and Esther S. Stutzman

Grantees: Joseph D. Miller and Ellen E. Miller

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, Edward P. Stutzman and Esther S. Stutzman, husband and wife, do hereby Convey to Joseph D. Miller and Ellen E. Miller, 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:

The North one-half (N½) of the North one-half (N½) of the Northeast Quarter (NE¼) of the Southwest fractional Quarter (SWfr¼) of Section Six (6), Township Eighty Seven (87) North, Range Three (3), West of the Fifth P.M., except Parcel 2022-155 Part of the Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) and Part of the Southeast Quarter (SE¼) of the Northwest Fractional Quarter (NW Frl. ¼), All In Section Six (6), Township Eighty-Seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2022, Page 3743; also Parcel 2017-03 Part of the Northwest Fractional Quarter (NW Frl.¼) of the Southwest Fractional Quarter (SE Frl.¼) of Section Six (6), Township Eighty-Seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2017, Page 146

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: November 24, 2025.

Edward P. Stutzman

Edward P. Stutzman, Grantor

Esther S. Stutzman

Esther S. Stutzman, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on November 24, 2025 by Edward P. Stutzman and Esther S. Stutzman, husband and wife.

NOTARIAL SEAL IOWA
JANE E. HANSON
Commission Number 791553
My Commission Expires
August 12, 2027

Jane E. Hanson

Signature of Notary Public

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