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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

TRUSTEE WARRANTY DEED
Recorder's Cover Sheet

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

Taxpayer Information: Chris Edward Manternach Living Trust, 3137 Willow Road, Hopkinton, IA 52237

Return Document To: Chris Edward Manternach Living Trust, 3137 Willow Road, Hopkinton, IA 52237

Grantors: Stephen J. Intlekofer as trustee of SJI Trust #1

Grantees: Chris Edward Manternach and Sharon Armella Manternach, Trustees, under the Chris Edward Manternach Living Trust, dated September 10, 2013, and any amendments thereto

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

TRUSTEE WARRANTY DEED

For the consideration of One Dollar(s) and other valuable consideration, Stephen J. Intlekofer, Trustee of SJI Trust #1, does hereby Convey to Chris Edward Manternach and Sharon Armella Manternach, Trustees, under the Chris Edward Manternach Living Trust, dated September 10, 2013, and any amendments thereto, the following described real estate in Delaware County, Iowa:

Parcel 2025-20 of Part of Lot 31 in Colony Addition to Sand Spring, Delaware County, Iowa, Being part of the Southeast Quarter of the Northeast Quarter of Section 28, Township 87 North, Range 3 West of the 5th P.M., Delaware County, Iowa according to plat recorded in Book 2025, Page 596

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

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: December 4, 2025.

SJI Trust #1

By _____
Stephen J. Intlekofer, as Trustee

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on December 4, 2025, by Stephen J. Intlekofer, Trustee of the above-entitled trust.

STEVEN E. CARR
Commission Number 713328
My Commission Expires
October 30, 2028

_____
Signature of Notary Public

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