Recorded: 8/14/2026 at 2:37:27.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax: $1,079.20
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 2400

WARRANTY DEED JOINT TENANCY
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: Joshua and Jeanne Woodland, 19166 Goodland Drive, Manchester, IA 52057

Return Document To: Joshua and Jeanne Woodland, 19166 Goodland Drive, Manchester, IA 52057

Grantors: Wesley D. Schulte and Jamie K. Schulte

Grantees: Joshua A. Woodland and Jeanna K. Woodland

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

WARRANTY DEED JOINT TENANCY

For the consideration of Six Hundred Seventy-Five Thousand Dollar(s) and other valuable consideration, Wesley D. Schulte and Jamie K. Schulte, husband and wife, do hereby Convey to Joshua A. Woodland and Jeanna K. Woodland, as a married couple as joint tenants with full rights of survivorship and not as tenants in common, the following described real estate in Delaware County, Iowa:

Lot Twelve (12) of Oak Valley Subdivision being a subdivision of Parcel 'J' in Section 19, Township 89 North, Range 5 West of the Fifth Principal Meridian and of Parcel 'D' in Section 24, Township 89 North, Range 6 West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2009, Page 2567, now known as Lot Twelve (12) of 'Oak Valley Subdivision' A Subdivision of Parcel 'J' Being Part Of The Fractional Northwest Quarter Of The Northwest Quarter (Frl. NW¼-NW¼) And Part Of The Fractional Southwest Quarter Of The Northwest Quarter (Frl.SW¼-NW¼) Of Section 19, Township 89 North, Range 5 West Of The 5th P.M.; And A Subdivision Of Parcel 'D' Being Part Of The Northeast Quarter Of The Northeast Quarter (NE¼-NE¼) Of Section 24, Township 89 North, Range 6 West of the 5th P.M.; All In Delaware County, Iowa, according to Amended Final Plat recorded in Book 2020, Page 3080.

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: August 14, 2026.

Wesley D. Schulte, Grantor

Jamie K. Schulte, Grantor

STATE OF IOWA, COUNTY OF DELAWARE

This record was acknowledged before me on 8/14/2026 by Wesley D. Schulte and Jamie K. Schulte.

STACY L. RISSMAN
Commission Number 791547
My Commission Expires
8/5/27

Signature of Notary Public

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