

BK: 2024 PG: 801
Recorded: 4/17/2024 at 8:14:16.0 AM
Pages 2
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

PURCHASER'S AFFIDAVIT
Recorder's Cover Sheet

Preparer Information: William E. Bump, 211 SW 7th Street, P.O. Box 366, Stuart, IA 50250,
Phone: 515-523-2843

Taxpayer Information: Zebin Kester, 1799 Creamery Road , Dexter, IA 50070

Return Document To: Zebin Kester , 1799 Creamery Road , Dexter, IA 50070

Grantors: Marilyn J. Boyle, Trustee
Robert L. Boyle Living Trust dated June 6, 2016

Grantees: Zebin Kester

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



PURCHASER'S AFFIDAVIT

(For use with property purchased from an inter vivos trust)

RE: A parcel of land in the Southeast Quarter of the Southeast Quarter (SE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section Seven (7), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, more particularly described as: Beginning at the Southeast corner of Section Seven (7), Township Seventy-six (76) North Range Twenty-nine (29), thence along the East line of the Southeast Quarter (SE $\frac{1}{4}$) of said Section, on an assumed bearing of N00°00'00" E a distance of 357.07 feet, thence N89°42'12" W 610.00 feet, thence S00°00'00" 357.07 feet to the South line of said Southeast Quarter (SE $\frac{1}{4}$), thence S89°42'12" E 610.00 feet to the point of beginning, containing 5.00 acres, more or less, including public road, and 4.631 acres, more or less, excluding public road.

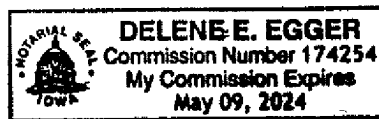
STATE OF IOWA, ADAIR COUNTY, ss:

I, Zebin Kester, being first duly sworn (or affirmed) under oath depose and state that I am the purchaser of the real estate described above. The purchaser has relied upon the Affidavit dated April 16, 2024, from Marilyn J. Boyle, Trustee of the Robert L. Boyle Living Trust dated June 6, 2016 trust. The purchaser has no notice or knowledge of any adverse claims arising out of the execution and recording of the deed from the trustee. This Affidavit is given to establish reliance on the Affidavit referred to above for all purposes contemplated under Iowa Code Section 614.14.

Dated 4/16, 2024.

Zebin Kester
Zebin Kester, Affiant

Signed and sworn to (or affirmed) before me on April 16, 2024,
by Zebin Kester.



Deleene E. Egger
Signature of Notary Public