

Recorded: 6/17/2019 at 3:34:55.0 PM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2019 PG: 1522



INDIVIDUAL TRUSTEE'S AFFIDAVIT

THE IOWA STATE BAR ASSOCIATION
Official Form No. 113
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
George Davis, 225 1st Avenue East Dyersville, Iowa 52040
Phone: (563) 875-9112

Taxpayer Information: (Name and complete address)
Sean M. and Brittany A. Steffen, 405 Harrison Street, Colesburg, Iowa 52035

Return Document To: (Name and complete address)
Sean M. and Brittany A. Steffen, 405 Harrison Street, Colesburg, Iowa 52035

Grantors:
James Helle

Grantees:
Sean M. Steffen
Brittany A. Steffen

Legal description: See Page 2

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lot Nine (9), Block Three (3), First Western Addition to Colesburg, Iowa. Recorded in Book 1
Plats, Pages 73-86

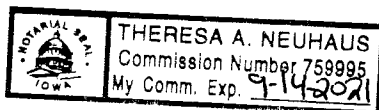
STATE OF IOWA, COUNTY OF DUBUQUE, ss:

I, James Helle, being first duly sworn (or affirmed) under oath, state of
my personal knowledge that:

1. I am the trustee under the James Helle Declaration of Trust Trust dated
September 26, 2012, to which the above-described real estate was conveyed to the trustee by
James Helle aka James R. Helle, widowed and not remarried,
pursuant to an instrument recorded on September 27, 2012, in the office of the
Delaware County Recorder in Book 2012, Ppage 3259
(insert recording data).
2. I am the presently existing trustee under the Trust and I am authorized to transfer the above
described real estate to Sean M. and Brittany A. Steffen
without any limitation or qualification whatsoever.
3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate as
described in paragraph 2, free and clear of any adverse claims.
4. The grantor of the trust is /is not alive.
5. ~~Form 706, United States Estate Tax return, _____ * required to be filed as a result of the~~
~~death of the Grantor.~~
6. ~~An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2~~
~~and 3.~~
7. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are
deceased.

James Helle
James Helle, Affiant

Signed and sworn to (or affirmed) before me on June 12, 2019, by James Helle



Theresa A. Neuhaus
Signature of Notary Public

~~*THE CORRECT OPTION MUST BE SELECTED TO DETERMINE WHETHER THE IOWA ESTATE TAX MAY CONSTITUTE A
LIEN ON THE ABOVE DESCRIBED PROPERTY.~~