

Recorded: 6/24/2019 at 1:53:27.0 PM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.22
Combined Fee: \$15.22
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2019 PG: 1595

Prepared by Darrel A. Morf, Simmons Perrine Moyer Bergman PLC
and return to: 115 Third Street SE - Suite 1200, Cedar Rapids, Iowa 52401 (319) 366-7641

SPACE ABOVE THIS LINE FOR RECORDER

TRUSTEE'S AFFIDAVIT

RE: An undivided one-half interest in and to:
See Exhibit "A" attached hereto and incorporated herein by reference
(page 2)

STATE OF IOWA, COUNTY OF Delaware, ss:

I, **LEROY JOHN SCHNIEDERS**, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the Successor Trustee under the Mary Valene Schnieders Irrevocable Inter Vivos Trust dated November 18, 1991, as Amended and Restated on May 13, 2010 to which the above-described real estate was conveyed to the trustee by Warranty Deed recorded on January 21, **1997** in Book 137 at Page 330 and by Warranty Deed recorded on April 14, 1992 in Book 129 at Page 221, all of the records of the Delaware County, Iowa, Recorder

2. I am the presently existing sole trustee under the Trust and I am authorized to convey without any limitation or qualification whatsoever.

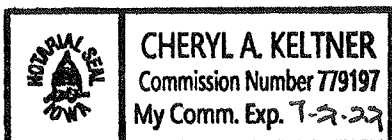
3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate as described above free and clear of any adverse claims.

4. The grantor of the trust, Mary Valene Schnieders, died on or about August 4, 2018.

5. No Iowa Inheritance tax is owed as a result of the death of Mary Valene Schnieders.

Leroy John Schnieders
LEROY JOHN SCHNIEDERS

Subscribed and Sworn to before me on 6-20-2019, 201 by **LEROY JOHN SCHNIEDERS**.



Cheryl A. Keltner
Notary Public in and for said State
My Commission Expires: 7-2-22

EXHIBIT "A"
LEGAL DESCRIPTION

The West 285.28 feet of the East 570.56 feet of the South 228.44 feet of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 13-89N-6W, Delaware County, Iowa, subject to public highways;

AND

The North $\frac{1}{2}$ of the NW $\frac{1}{4}$; the North $\frac{1}{2}$ of the NE $\frac{1}{4}$, Section 3-89N-6W, Delaware County, Iowa,

The South $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 34-90N-6W, Delaware County, Iowa;

AND

The West $\frac{1}{2}$ of the NW $\frac{1}{4}$; the West $\frac{3}{8}$ of the East $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 15-89N-6W, Delaware County, Iowa;

AND

The SE $\frac{1}{4}$ of Section 29-90N-6W, Delaware County, Iowa, EXCEPT commencing at a point in the center of the public highway which is directly East of the NE corner of said SE $\frac{1}{4}$ and running thence West along the North line of said SE $\frac{1}{4}$ 345.0 feet; thence South at right angles and parallel to said public highway a distance of 704.0 feet; thence East and parallel to the North line of said SE $\frac{1}{4}$ 345.0 feet to the center of said highway; thence North along the center of said highway 704.0 feet to the point of beginning.