

Recorded: 7/16/2021 at 10:30:52.0 AM
County Recording Fee: \$27.00
Iowa E-Filing Fee: \$3.50
Combined Fee: \$30.50
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2021 PG: 2554

Prepared by Travis J. Schroeder: 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 LINN, ss:

I, **ROBERT A. SCHAUL**, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

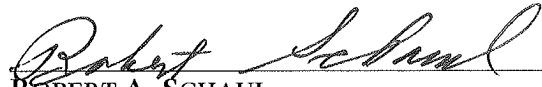
1. I am the Trustee under the Marjorie A. Schaul Revocable Trust dated November 14, 2017, to which the above-described real estate was conveyed to the trust by Special Warranty Deed recorded on November 27, 2017 in Book 2017 at Page 3215 of the records of the Delaware County, Iowa, Recorder.

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, Marjorie A. Schaul, died on December 26, 2019 and the trust is now irrevocable.

5. An Iowa inheritance tax return is not required to be filed as a result of the death of Marjorie A. Schaul.


ROBERT A. SCHAUL

Subscribed and Sworn to before me on July 14, 2021, by **ROBERT A. SCHAUL**.



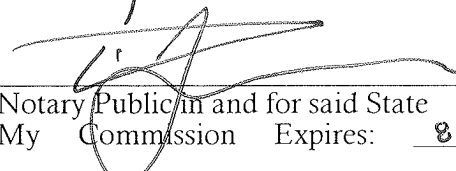

Notary Public in and for said State
My Commission Expires: 8-25-2021

EXHIBIT "A"
LEGAL DESCRIPTION

That part of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 33 lying South of the railroad right of way; and the West $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 28 (except that part lying North of the middle of Prairie Creek Road); and the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 33; also the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 33 (except railroad right of way); also all that part of the North $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Section 32 lying North of the right of way of the railroad (except 23 acres conveyed to Henry F. Sullivan by deed dated January 25, 1900 and recorded in Book 46, Page 53 of the Delaware County Records); all of the foregoing in Township 89 North, Range 6, West of the 5th P.M., Delaware County, Iowa, subject to highways