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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

**INDIVIDUAL TRUSTEE'S AFFIDAVIT
Recorder's Cover Sheet**

Preparer Information:

John Mossman, 122 E. 4th Street, Vinton, IA 52349, Phone: 319-472-2396

Taxpayer Information:

ⓧ Ricky J. Hilby and Roni L. Hilby, 1276 255th St., Manchester, IA 52057

Return Document To:

John Mossman, 122 E. 4th Street, Vinton, Iowa 52349

Grantors:

Linda J. Dunham, as Trustee of the Dunham Family Trust dated July 11, 2006

Grantees:

Ricky J. Hilby

Roni L. Hilby

Legal Description: See Page 2

Document or instrument number of previously recorded documents: n/a



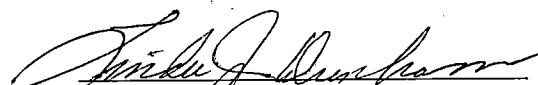
INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: *SW ¼ Sec 18, Twp 88N R6, W of 5 P.M.*

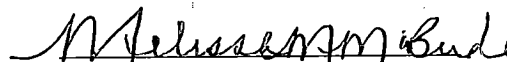
STATE OF IOWA, COUNTY OF BENTON, ss:

I, Linda J. Dunham, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Dunham Family Trust dated July 11, 2006, to which the above-described real estate was conveyed to the trustees by Terry L. Dunham and Linda J. Dunham, husband and wife, pursuant to an instrument recorded August 7, 2006, in the office of the Delaware County Recorder in Book 2006, Page 2865.
2. I am the presently existing trustee under the Trust and I am authorized to execute a Trustee Warranty Deed 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 undersigned grantor of the trust is alive. Terry L. Dunham is deceased.
5. Form 706, United States Estate Tax return, is not required to be filed as a result of the death of Terry L. Dunham.
6. An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2 and 3 as a result of the death of Terry L. Dunham.
7. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.


Linda J. Dunham, Affiant

Signed and sworn to (or affirmed) before me on November 9, 2021, by Linda J. Dunham, Trustee of the Dunham Family Trust dated July 11, 2006.


Signature of Notary Public

