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Document 2021 4466 Type 06 010 Pages 2
Date 12/28/2021 Time 8:13:22AM
Rec Amt \$12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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

Preparer Information:

Abby S. Wessel, 115 Broad Street, P.O. Box 193, Reinbeck, IA 50669, Phone: (319) 345-6438

Taxpayer Information:

CJB Farm Holdings, LLC, 280 50th Avenue SW, Cedar Rapids, IA 52404

Return Document To:

Abby S. Wessel, 115 Broad Street, P.O. Box 193, Reinbeck, Iowa 50669

Grantors:

Connie Meisgeier as Successor Trustee of the
William J. Britt Revocable Trust
u/t/a dated the 12th day of February 2016

Grantees:

CJB Farm Holdings, LLC

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: The Northeast Quarter (NE 1/4) of Section Twenty One (21), Township Eighty Nine (89) North, Range Four (4), West of the 5th P.M., except Parcel A Part of The Southeast Quarter (SE 1/4) Of The Northeast Quarter (NE 1/4) And Part Of The Southwest Quarter (SW 1/4) Of the Northeast Quarter (NE 1/4) All In Section Twenty One (21), Township Eighty Nine North (T89N), Range Four West (R4W) of the Fifth Principal Meridian, Delaware County, Iowa, according to Plat recorded in Book 2006, Page 1073.

STATE OF IOWA, COUNTY OF GRUNDY ss:

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

1. I am the successor trustee under the William J. Britt Revocable Trust u/t/a dated the 12th day of February, 2016 to which the above-described real estate was conveyed to the trustee by William J. Britt, a single person, pursuant to an instrument recorded on February 19, 2016 in the office of the Delaware County Recorder in Book 2016 at Page 398.

2. I am the presently existing trustee under the Trust and I am authorized to sell the real estate to CJB Farm Holdings, LLC, without any limitation or qualification whatsoever.

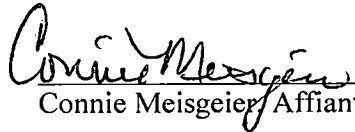
3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate, as described in paragraph 2, free and clear of any adverse claims.

4. The grantor of the trust is not alive.

5. Form 706, United States Estate Tax return, **IS NOT** required to be filed as a result of the death of the Grantor.

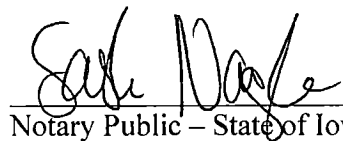
6. An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2 and 3.

7. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.



Connie Meisgeier, Affiant

Signed and sworn to (or affirmed) before me on this 21st day of December, 2021 by
Connie Meisgeier.



Notary Public – State of Iowa

