



Book 2022 Page 1548

Document 2022 1548 Type 06 010 Pages 1

Date 5/16/2022 Time 9:50:05AM

Rec Amt \$7.00

Daneen Schindler, RECORDER/REGISTRAR  
DELAWARE COUNTY IOWA

✕ **Return To:** James David St. John, 109 Huggins Court, Manchester, IA 52057  
**Taxpayer:** James David St. John, 109 Huggins Court, Manchester, IA 52057  
**Preparer:** Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920



### PURCHASER'S AFFIDAVIT

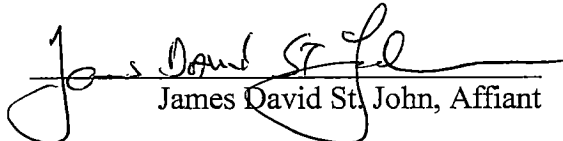
(For use with property purchased from an inter vivos trust)

RE: That part of Lots Five (5) and Six (6), Block Six (6), Gales Subdivision to Manchester, Iowa, according to plat recorded in Book 2 Plats, Page 93, described as commencing at the Northeast corner of said Lot Six (6), and running thence West thirteen (13.0) feet to the point of beginning, thence South 1° 21' East one hundred thirty two (132.0) feet, thence South 88° 35' West eighty nine (89.0) feet, thence North 1° 21' West seventy seven and two-tenths (77.2) feet, thence North 22° 35' East forty five (45.0) feet, thence Easterly eighty nine and three-tenths (89.3) feet along a forty (40.0) feet radius curve concave Northerly to the point of beginning.

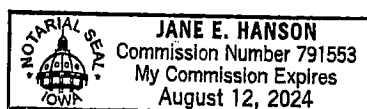
STATE OF IOWA, DELAWARE COUNTY, ss:

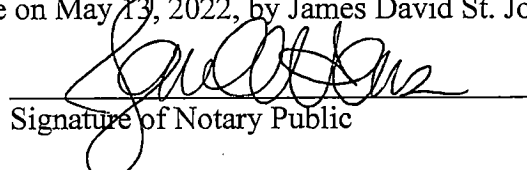
I, James David St. John, being first duly sworn (or affirmed) under oath depose and state that I am one of the purchasers of the real estate described above. The purchaser has relied upon the Affidavit dated May 13, 2022, from Marie Odden, trustee of the Ruth A. McMahon Revocable Trust dated October 12, 2016 trust. The purchaser has no notice or knowledge of any adverse claims arising out of the execution and recording of the deed from the trustee. This Affidavit is given to establish reliance on the Affidavit referred to above for all purposes contemplated under Iowa Code Section 614.14.

Dated May 13, 2022.

  
James David St. John, Affiant

Signed and sworn to (or affirmed) before me on May 13, 2022, by James David St. John.



  
Signature of Notary Public