

Recorded: 6/15/2023 at 9:51:40.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 1336

**AFFIDAVIT OF SURVIVING SPOUSE
FOR CHANGE OF TITLE TO REAL ESTATE
Recorder's Cover Sheet**

Preparer Information: George A. Davis, 225 1st Avenue East, Dyersville, IA 52040, Phone:
563-875-9112

Taxpayer Information: Madonna Sellner, 603 Northern Avenue, Earlville, IA 52041

Return Document To: Madonna Sellner, 603 Northern Avenue, Earlville, IA 52041

Grantors:
Irvin Sellner

Grantees:
Madonna Sellner

Legal Description: See Page 2

Document or instrument number of previously recorded documents: 2



**AFFIDAVIT OF SURVIVING SPOUSE
FOR CHANGE OF TITLE TO REAL ESTATE**

STATE OF IOWA, COUNTY OF DELAWARE, ss:

I, Madonna Sellner, by Larry Sellner, POA and by Debra Mensen, POA being first duly sworn on oath, depose and state as follows:

1. I am the surviving spouse of Irvin Sellner, who died on January 3, 2019. ,
2. The following described real estate was owned only by Irvin Sellner and this Affiant, as joint tenants with full rights of survivorship at the time of Irvin Sellner's death:

That part of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty Six (26), Township Eighty Nine (89) North, Range Four (4), West of the Fifth P.M., described as commencing at a point which is two hundred four and six tenths (204.6) feet North of the Southeast corner of said Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4), thence West one hundred twenty (120) feet, thence North one hundred fourteen (114) feet, thence East one hundred twenty (120) feet, thence South one hundred fourteen (114) feet to the place of beginning

3. Title was conveyed to the surviving spouse and the decedent by Warranty Deed filed on April 3, 1987, Book 120, L.D., Page 267.
4. I hereby request that the auditor enter this information on the transfer books pursuant to Section 558.66 of the Iowa Code.
5. Form 706, United States Estate Tax return, **IS NOT** required to be filed as a result of the death of the Decedent.*
6. An Iowa inheritance tax return is not required to be filed pursuant to Iowa Code Section 450.22 subsection 3.

Larry Sellner POA
Madonna Sellner By Larry Sellner, POA

Debra Mensen POA
Madonna Sellner by Debra Mensen, POA

Signed and sworn to (or affirmed) before me on June 8, 2023, by Larry Sellner and Debra Mensen, POAs for Madonna Sellner.



Susan K Meyer
Signature of Notary Public

* THE CORRECT OPTION MUST BE SELECTED TO DETERMINE WHETHER THE IOWA ESTATE TAX MAY CONSTITUTE A LIEN ON THE ABOVE DESCRIBED PROPERTY.