



Book 2023 Page 2728

Document 2023 2728 Type 06 010 Pages 2
Date 11/02/2023 Time 10:30:33AM
Rec Amt \$12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared By: Eric W. Johnson, P.O. Box 178, Waterloo, IA 50704-0178 (319)234-1766
After Recording Return To: Title Services Corp., 603 Commercial St., Waterloo, IA 50701

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lots 6 and 6A of Lake View First Addition to Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 42.

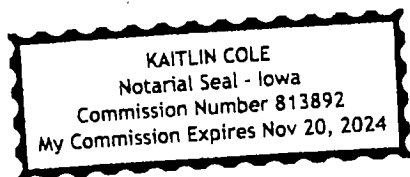
STATE OF IOWA, COUNTY OF Delaware, ss:

I, Charles L. Kent, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee, under the Charles L. Kent Revocable Intervivos Trust dated January 10, 2007, to which the above-described real estate was conveyed to the trustee by deeds filed October 8, 2008, in Book 2008 at Page 3147 and October 16, 2008, in Book 2008 at Page 3225, in the office of the Delaware County Recorder.
2. I am the presently existing trustee under the Trust and am authorized to convey the above real estate to Daniel Kimball and Sara Kimball 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 alive.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Charles L. Kent
Charles L. Kent, Affiant

Signed and sworn to (or affirmed) before me on October 24th, 2023, by Charles L. Kent.



Kaitlin Cole
, Notary Public