

Recorded: 12/21/2023 at 3:45:11.0 PM
County Recording Fee: \$32.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$35.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 3197

Prepared By/Return To: Matt McQuillen, 503 W Main St, Anamosa, IA 52205, 319-462-3577
Taxpayer: Terrence M. Ryan, 3311 200th Ave, Coggon, IA 52218



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

STATE OF IOWA, COUNTY OF DELAWARE, ss:

I, Terrence M. Ryan, being first duly sworn on oath, depose and state as follows:

1. I am the surviving spouse of Lynne Anne Ryan, who died on August 12, 2023.
2. The following described real estate was owned only by Lynne Anne Ryan and this Affiant, as joint tenants with full rights of survivorship at the time of Lynne Anne Ryan's death:

Parcel One:

The West Three hundred thirty-five (335) feet of the South One-half (S ½) of the Northwest Quarter (NW ¼) of Section Thirty Five (35), Township Eighty Seven (87) North, Range Five (5), West of the Fifth P.M., Delaware County, Iowa.

Parcel Two:

The Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of Section Eleven (11), Township (87) North, Range Five (5), West of the Fifth Principal Meridian.

Parcel Three:

An undivided one-half interest in The East 570 feet of the North 680 feet of the NE 1/4 NE 1/4 of Section 34, Township 87 North, Range 5, West of the Fifth P.M. in Delaware County, Iowa EXCEPT THEREFROM the South 276 feet of the North 580 feet of the East 280 feet. Together with all easements and servient estates appurtenant thereto and subject to all easements of record.

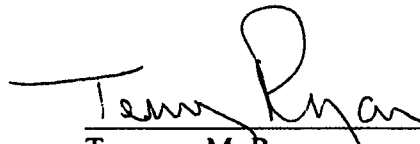
Parcel Four:

The South 276 feet of the North 580 feet of the East 280 feet of the NE 1/4 NE 1/4 of Section 34, Township 87 North, Range 5, West of the Fifth P.M. in Delaware County, Iowa, together with all easements and servient estates appurtenant thereto and subject to all easements of record;

Parcel Five:

The South three hundred (300) feet of the North one thousand one hundred ten (1110) feet of the West three hundred fifty (350) feet of the Northwest Quarter (NW¼) of the Northwest Quarter (NW¼) of Section Twelve (12), Township Eighty Seven (87) North, Range Six (6), West of the Fifth P.M.

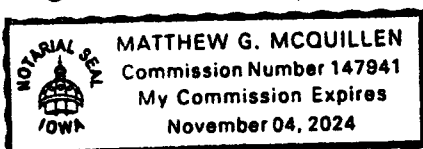
3. Title to Parcel One was conveyed to the surviving spouse and the decedent by Warranty Deed filed on April 3, 1995, Book 134 Page 315.
4. Title to Parcel Two was conveyed to the surviving spouse and the decedent by Warranty Deed filed May 21, 2008, Book 2008, Page 1614.
5. Title to Parcel Three was conveyed to the surviving spouse and the decedent by Warranty Deed filed December 19, 2008, Book 2008, Page 3835.
6. Title to Parcel Four was conveyed to the surviving spouse and the decedent by Warranty Deed filed December 19, 2008, Book 2008, Page 3835.
7. Title to Parcel Five was conveyed to the surviving spouse and the decedent by Warranty Deed filed March 15, 2011, Book 2011, Page 930.
8. I hereby request that the auditor enter this information on the transfer books pursuant to Section 558.66 of the Iowa Code.
9. Form 706, United States Estate Tax return, IS NOT required to be filed as a result of the death of the Decedent.
10. An Iowa inheritance tax return is not required to be filed pursuant to Iowa Code Section 450.22 subsection 3.

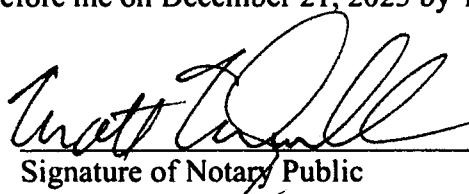


Terrence M. Ryan

Signed and sworn to (or affirmed) before me on December 21, 2023 by Terrence M.

Ryan.





Signature of Notary Public