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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

PURCHASER'S AFFIDAVIT
Recorder's Cover Sheet

Preparer Information: Jane E. Hanson, 401 E Main St, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: Austin Brown, 1009 N. Franklin St, Manchester, IA 52057

Return Document To: Austin Brown, 1009 N. Franklin St, Manchester, IA 52057

Grantors: Dean A. Hankins as trustee of Dean A. Hankins Revocable Trust Agreement dated February 21, 2024

Grantees: Austin Brown

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



PURCHASER'S AFFIDAVIT

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

RE: The North one hundred nine and sixty-six hundredths (109.66) feet of the West one hundred forty (140) feet of the following described real estate: All that part of Orchard Lot in Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1, described as commencing at the Southwest corner of said Lot, and running thence North along the East line of Franklin Street to a point nineteen (19) rods three (3) feet South of the Northwest corner of said Lot, thence East Twenty six (26) rods, thence South to the South line of said Lot, thence West to place of beginning, excepting the East one Hundred ten (110) feet thereof

STATE OF IOWA, DELAWARE COUNTY, ss:

I, Austin Brown, being first duly sworn (or affirmed) under oath depose and state that I am the purchaser of the real estate described above. The purchaser has relied upon the Affidavit dated June 7, 2024, from Dean A. Hankins, trustee of the Dean A. Hankins Revocable Trust Agreement dated February 21, 2024. 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 June 7, 2024.

Austin Brown, Affiant

Signed and sworn to (or affirmed) before me on June 7, 2024, by Austin Brown.

Signature of Notary Public