

Recorded: 6/11/2024 at 1:12:35.0 PM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 1289

Prepared by: Mark R. Van Heukelom
Bradley & Riley PC

P.O. Box 2804
Cedar Rapids, IA 52406-2804

PHONE (319) 363-0101
FAX (319) 363-9824

Return to/Address tax statement: Douglas W. Kolek & Diane K. Kolek, 2661 315th St., Hopkinton, IA 52237

TRUSTEE'S AFFIDAVIT

RE: LOTS TEN (10), ELEVEN (11) AND TWELVE (12), BLOCK NINE (9), HOPKINTON,
IOWA, ACCORDING TO PLAT RECORDED IN BOOK B., L.D. PAGES 583-584

I, JOANN BESLER, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the Trustee of the JOANN BESLER REVOCABLE TRUST u/d/o June 27, 2023, to which the above-described real estate was conveyed pursuant to Warranty Deed dated June 27, 2023, and filed on July 5, 2023, in Book 2023 at Page 1521 of the records of the Delaware County, Iowa, Recorder.
2. I am the presently existing Trustee under the Trust and pursuant to the Trust, I am authorized to convey the real estate above to DOUGLAS W. KOLEK and DIANE K. KOLEK, without any limitation of qualification whatsoever.
3. The Trust is in existence, and I, as Trustee, am authorized to transfer the interest in the real estate as described above, free and clear of any adverse claims.
4. The Grantor of the Trust, JOANN BESLER, is alive.
5. The Trust is revocable and none of the beneficiaries of the Trust are deceased.
6. There is no necessity for an estate tax closing letter from the Internal Revenue Service or an Inheritance Tax Clearance from the Iowa Department of Revenue in connection with the transfer of this property.

Dated: June 11, 2024.

Joann Besler
JOANN BESLER, Affiant

STATE OF IOWA)
) ss:
COUNTY OF JONES)

This instrument was acknowledged before me on June 11, 2024, by JOANN BESLER, Trustee of the JOANN BESLER REVOCABLE TRUST u/d/o June 27, 2023.



Lisa R. Stevens
Notary Public in and for said State