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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: Dolan Properties LLC, 1050 S 3rd St, Manchester, Iowa 52057

Return Document To: Dolan Properties LLC, 1050 S 3rd St, Manchester, Iowa 52057

Grantors: Kevin J. Graybill and Brian J. Graybill as co-trustees of Patricia A. Graybill Revocable Trust Agreement dated April 14, 2022

Grantees: Dolan Properties LLC

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: Lot Twenty Eight (28) of "Nelson's Subdivision to Manchester, Iowa", according to plat recorded in Book 4 Plats, Pages 2-5, except that part described as commencing at the Southwest corner of said Lot Twenty Eight (28), running thence North along the West line of said Lot Twenty Eight (28) one hundred ten and five-tenths (110.5) feet, thence Northeasterly to a point on the Easterly line of said Lot Twenty Eight (28) to a point which is equidistant between the Southeast corner of Lot Twenty Nine (29) and the Northwest corner of Lot Nineteen (19), running thence Southeasterly on the Easterly line of said Lot Twenty Eight (28) to the Northwest corner of Lot Nineteen (19), thence Southwesterly along the Southeasterly line of said Lot Twenty Eight (28) to the point of beginning;

AND

That part of Lot Twenty Eight (28) of "Nelson's Subdivision to Manchester, Iowa", according to plat recorded in Book 4 Plats, Pages 2-5, described as commencing at the Southwest corner of said Lot Twenty Eight (28), running thence North along the West line of said Lot Twenty Eight (28) one hundred ten and five-tenths (110.5) feet, thence Northeasterly to a point on the Easterly line of said Lot Twenty Eight (28) to a point which is equidistant between the Southeast corner of Lot Twenty Nine (29) and the Northwest corner of Lot Nineteen (19), running thence Southeasterly on the Easterly line of said Lot Twenty Eight (28) to the Northwest corner of Lot Nineteen (19), thence Southwesterly along the Southeasterly line of said Lot Twenty Eight (28) to the point of beginning; also that part of Lot Nineteen (19) of said "Nelson's Subdivision to Manchester, Iowa", described as commencing at the Northerly most corner of said Lot Nineteen (19) and running thence in a Southeasterly direction along the Northerly line of said Lot Nineteen (19) a distance of eight (8) feet, thence Southwesterly in a straight line to the Southwest corner of said Lot Nineteen (19), thence Northeast along the boundary separating Lot Nineteen (19) and Lot Twenty Eight (28) two hundred twenty five and five-tenths (225.5) feet to the point of beginning;

STATE OF IOWA, DELAWARE COUNTY, ss:

I, Patrick Dolan, member of Dolan Properties LLC, 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 July 31, 2024, from Kevin J. Graybill, one of the co-trustees of the Patricia A. Graybill Revocable Trust Agreement dated April 14, 2022. 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 July 31, 2024.

Patrick Dolan

Patrick Dolan, member of Dolan Properties LLC, Affiant

Signed and sworn to (or affirmed) before me on July 31, 2024 by
Patrick Dolan, member of Dolan Properties LLC.

Jane E. Hanson

Signature of Notary Public

