

Recorded: 9/5/2024 at 10:38:19.0 AM
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2171

Return to/

Prepared by: Maureen A. Gronstal
Bradley & Riley PC

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

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

Address tax statement: Joseph D. Hoeger, 2780 Quarter Road, Hopkinton, IA 52237

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: **SEE ATTACHED EXHIBIT "A"**

We, JOSEPH D. HOEGER and LORI C. HOEGER, being first duly sworn (or affirmed) under oath, state of our personal knowledge that:

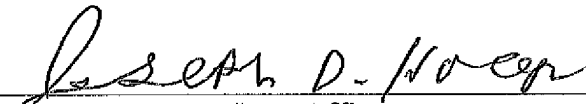
1. We are the Trustees of the HOEGER FAMILY REVOCABLE TRUST U/D/O NOVEMBER 8, 2023, to which the above-described real estate was conveyed pursuant to a Warranty Deed dated November 8, 2023, and filed on November 14, 2023, at Book 2023, Page 2876 of the records of the Delaware County, Iowa, Recorder.

2. We are the presently existing Trustees under the Trust and pursuant to the Trust, we are authorized to convey the real estate above to JOSEPH D. HOEGER, without any limitation of qualification whatsoever.

3. The Trust is in existence, and we, as Trustees, are authorized to transfer the interest in the real estate as described above, free and clear of any adverse claims.

4. The Trust is revocable and none of the beneficiaries of the Trust are deceased.

Dated: Sept. 4, 2024.


JOSEPH D. HOEGER, Affiant


LORI C. HOEGER, Affiant

STATE OF IOWA)
) ss:
COUNTY OF JONES)

This instrument was acknowledged before me on September 4, 2024, by JOSEPH D. HOEGER and LORI C. HOEGER.

C Cheryl Peters

Notary Public in and for said State



EXHIBIT "A"

THE ABANDONED CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD COMPANY'S 100' WIDE PROPERTY IN THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4), SECTION THIRTY-FIVE (35), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA AS SHOWN IN THE RETRACEMENT SURVEY FILED FOR RECORD ON MAY 18, 2006 IN BOOK 2006, PAGE 1832 IN THE RECORDS OF THE DELAWARE COUNTY, RECORDER

AND

THE NORTH FRACTIONAL ONE-HALF (NFR1/2) OF THE NORTHEAST QUARTER (NE1/4), AND THE NORTH FRACTIONAL ONE-HALF (NFR1/2) OF THE NORTHWEST QUARTER (NW1/4) OF SECTION THREE (3), TOWNSHIP EIGHTY-SEVEN (87) NORTH, RANGE FOUR (4), WEST OF THE FIFTH P.M.; AND THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4), AND THE SOUTH ONE-HALF (S1/2) OF THE SOUTHWEST QUARTER (SW1/4), AND THE SOUTHEAST QUARTER (SE1/4) LYING SOUTH OF PIONEER ROAD, AND ALL THAT PART OF THE NORTHEAST QUARTER (NE1/4) LYING SOUTH AND WEST OF PIONEER ROAD, OF SECTION THIRTY-FOUR (34), AND THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER (SW1/4) AND ALL THAT PART OF THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHWEST QUARTER (SW1/4) LYING SOUTH OF HIGHWAY AND WEST OF RAILROAD RIGHT-OF-WAY OF SECTION THIRTY-FIVE (35), ALL IN TOWNSHIP EIGHTY-EIGHT (88) NORTH, RANGE FOUR (4), WEST OF THE FIFTH P.M.

AND

PARCEL G, BEING PART OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION THIRTY-FIVE (35), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FOUR WEST (R4W) OF THE 5TH P.M., DELAWARE COUNTY, IOWA, PER PLAT RECORDED IN BOOK 7 PLATS, PAGE 197, SUBJECT TO ROADWAYS AND EASEMENTS OF RECORD