

Recorded: 10/2/2024 at 8:02:29.0 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: 2458

Prepared by/Return To: Douglas D Herman, Lynch Dallas P.C.,
526 Second Ave SE, Cedar Rapids, IA 52401, Tel: 319-365-9101
Taxpayer: Jenifer L. Novak, 20709 247th Street, Delhi IA 52223

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

STATE OF IOWA, COUNTY OF DELAWARE, ss:

I, Jenifer L. Novak, being first duly sworn on oath, depose and state as follows:

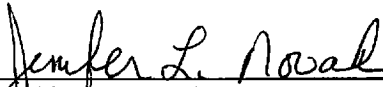
1. I am the surviving spouse of Stephen A. Novak, who died on July 11, 2023.
2. The following described real estate was owned only by Stephen A. Novak and Jenifer L. Novak, as joint tenants with full rights of survivorship at the time of Stephen A. Novak's death:

That part of Lots Sixteen (16) and Thirty (30) of the Cedars Subdivision of that part of the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section (14), Township Eighty Eight (88) North, Range Five (5) West Of the Fifth Principal Meridian laying East of the Maquoketa River, according to Consent of Owners and Plat recorded in Book 2 Plats, Pages 91-92, described as beginning at the most Westerly corner of said Lot Sixteen (16), thence Northeasterly along the Northerly line of said Lot Sixteen (16) and its extension a distance of one hundred fifty-four (154) feet, thence Southeasterly parallel with the Easterly line of said Lot Sixteen (16) a distance of ninety one (91) feet, thence Southwesterly parallel with the Northerly line of said Lot Sixteen (16), and its extension to the Westerly line of said Lot Sixteen (16), thence Northwesterly along the Westerly line of said Lot Sixteen (16) to point of beginning.

SUBJECT TO ALL COVENANTS, RESTRICTIONS AND EASEMENTS OF RECORD together with easement for roadway over the 20 foot roadway shown on Cedars Subdivision Plat, also a 20 foot roadway

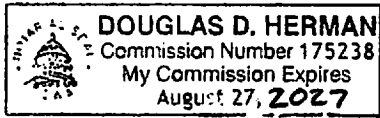
from south end of said roadway to public highway. Also an easement to river over lots 33 and 34 of said Cedars Subdivision Plat.

3. Title was conveyed to the surviving spouse and the decedent by Quit Claim Deed dated filed on March 31, 2015 at Book 2015 Page 728 with the Office of the Delaware County Recorder.
4. I hereby request that the auditor enter this information on the transfer books pursuant to Section 558.66 of the Iowa Code.
5. Form706, United States Estate Tax return, **IS NOT** required to be filed as a result of the death of the Decedent.
6. An Iowa inheritance tax return is not required to be filed pursuant to Iowa Code Section 450.22 subsection 3.



Jenifer L. Novak

Signed and sworn to (or affirmed) before me on this 30th day of September.
2024 by Jenifer L. Novak.





Notary Public in and for State of Iowa