

Recorded: 10/11/2024 at 12:57:54.0 PM
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: 2570

Prepared by: Douglas D. Herman
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Taxpayer/Return Address:
Bret W. Tuetken
411 Roberts Court
Hopkinton, IA 52237

AFFIDAVIT OF POSSESSION

TO WHOM IT MAY CONCERN:

The undersigned, first being duly sworn (affirmed) upon oath, deposes and states:

That Bret W. Tuetken, a single person, is now the record titleholder of the following described real estate situated in Delaware County, Iowa, to-wit:

See Attached Legal Description (Addendum "A")

That said Bret W. Tuetken, a single person, is now in complete actual and sole possession of all of said real estate except as may be herein stated. That the undersigned has been in such possession since receiving a Warranty Deed from Kenneth G. Tuetken dated September 1, 2021 and recorded on September 7, 2021 in Book 2021, Page 3188, records of the Delaware County Recorder. That the above-referenced Warranty Deed included various exceptions from the legal description of the property being transferred, one of said exceptions being incorrectly described within the Warranty Deed, to wit:

1. The Warranty Deed excepted from the property being transferred: (Underlining to show errors)

“Parcel 2020-76 part of the South one-half (S ½) of the Southeast Quarter (SE ¼) all of Section Thirty (30), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, according to Plat recorded in Book 2020, Page 2693)”

Addendum "A"

The South one-half ($S\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$) of Section Thirty (30), except the Northwest Quarter ($NW\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$) of said Southeast Quarter ($SE\frac{1}{4}$); and the Northeast Quarter ($NE\frac{1}{4}$) of Section Thirty One (31), except the East one-eighth ($E\frac{1}{8}$) of the Southeast Quarter ($SE\frac{1}{4}$) of said Northeast Quarter ($NE\frac{1}{4}$), and all that part of the East one-half ($E\frac{1}{2}$) of the Northwest fractional Quarter ($NWfr\frac{1}{4}$) of Section Thirty One (31) lying East of the public highway, and the North one-half ($N\frac{1}{2}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$), and the North one-half ($N\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$) of Section Thirty One (31), all in Township Eighty Seven (87) North, Range Three (3), West of the Fifth P.M., also a tract of land in the Northwest corner of the Southwest Quarter ($SW\frac{1}{4}$) of Section Thirty Two (32), Township Eighty Seven (87) North, Range Three (3), West of the Fifth P.M., being four hundred eighty (480) feet North and South and three hundred sixty three (363) feet East and West, the North and South measurement to commence at the center of the county road adjoining said premises on the North, except Parcel 2020-72 - part of the South One-Half ($S\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$) of Section Thirty (30), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, and except Parcel 2020-73 - part of the Northeast Quarter ($NE\frac{1}{4}$) and part of the East One-Half ($E\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$), all in Section Thirty-one (31), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, and except Parcel 2020-74 - part of the Northeast Quarter ($NE\frac{1}{4}$), part of the East One-Half ($E\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$), part of the North One-Half ($N\frac{1}{2}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$); and part of the North One-Half ($N\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$), all in Section Thirty-one (31), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, and except Parcel 2020-76 - part of the East One-Half ($E\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section Thirty-One (31), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2020, Page 2693, but including Parcel 2020-75 - part of the East One-Half ($E\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$) and part of the North One-Half ($N\frac{1}{2}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$), all in Section Thirty-one (31), Township Eighty-seven North (T87N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2020, Page 2693.