

Recorded: 12/5/2024 at 9:25:32.0 AM
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: 3027

Return To: Mallory & Jesse R. Cunningham , 113 S Center St, Dundee, IA 52038
Taxpayer: Mallory & Jesse R. Cunningham , 113 S Center St, Dundee, IA 52038
Preparer: Mark A. Roeder, 119 E. Main St., Manchester, IA 52057-1736, Tel: (563) 927-2782



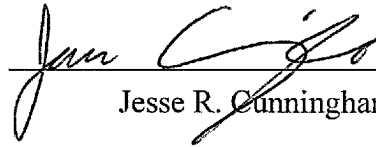
PURCHASER'S AFFIDAVIT

(For use with property purchased from an inter vivos trust)

RE: That parcel of land described as commencing at the Southeast corner of Lot Two (2), Block Two (2) in Seward's Addition to Dundee, Iowa, according to plat recorded in Book 1 Plats, Pages 109-110, and running thence North one hundred (100) feet, thence West to the West line of Section Twenty Seven (27), Township Ninety (90) North, Range Six (6), West of the Fifth P.M., thence South along said West Line one hundred (100) feet, thence East to the place of beginning, being all of Lot Two (2) and the South thirty four (34) feet of Lot One (1), Block Two (2) in said Seward's Addition and also being part of the Southwest Quarter (SW ¼) of the Northwest Quarter (NW¼) of said Section Twenty Seven (27).

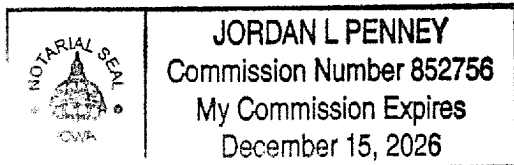
I, Jesse R. Cunningham , being first duly sworn (or affirmed) under oath depose and state that I am one of the purchasers of the real estate described above. The purchaser has relied upon the Affidavits recorded November 19, 2024 from Ronald L. Cunningham, trustee of the Ronald L. and Marilyn Cunningham Revocable Trust dated September 29, 2021, and Marilyn Cunningham, trustee of the Gloria E. Noble Revocable Trust, a/k/a Gloria E. Noble Revocable Trust dated June 13, 2018. 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 Affidavits referred to above for all purposes contemplated under Iowa Code § 614.14.

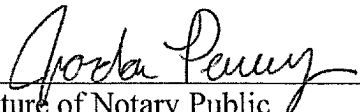
Dated November 25, 2024


Jesse R. Cunningham, Affiant

STATE OF IOWA, DELAWARE COUNTY) ss:

Signed and sworn to (or affirmed) before me on the 25th day of November 2024 by
Jesse R. Cunningham .




Signature of Notary Public