

Recorded: 1/6/2025 at 10:43:55.0 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: 2025 PG: 38

**PURCHASER'S AFFIDAVIT  
Recorder's Cover Sheet**

**Preparer Information:** Carolyn C. Davis, 225 1st Ave East, Dyersville, IA 52040, Tel: 563-875-9112

**Taxpayer Information:** Kimberly S. Belser, 6219 W Creekside Drive, Edwards, IL 61528

**Return Document To:** Kimberly S. Belser, 6219 W Creekside Drive, Edwards, IL 61528

**Grantors:** Susan B. Anderson as successor trustee of the YORDY TRUST #8972-JEY and  
Susan B. Anderson as successor trustee of the YORDY TRUST #8972-WSY

**Grantees:** Kimberly S. Belser

**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: The Southeast Quarter of the Northeast Quarter Section 24, Township 89 North, Range 5 West of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2021, Page 2505

The North one-half (N $\frac{1}{2}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ), and the Southeast Quarter (SE $\frac{1}{4}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ) of Section Eight (8), Township Eighty Eight (88) North, Range Six (6), West of the Fifth P.M., except that part of the Northwest Quarter (NW $\frac{1}{4}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ) of said Section Eight (8) described as commencing at a point four hundred forty six and nine-tenths (446.9) feet East of the Northwest corner of said Northwest Quarter (NW $\frac{1}{4}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ), thence South 1° 06' East one hundred ninety four and six-tenths (194.6) feet, thence South 89° 36' East one hundred twenty one and four-tenths (121.4) feet, thence South 0° 51' East seventy three and five-tenths (73.5) feet, thence South 89° 33' East one hundred thirty five and four-tenths (135.4) feet, thence North 3° 39' East two hundred sixty six and two-tenths (266.2) feet to the North line of said Section Eight (8), thence West along said North line two hundred seventy six and five-tenths (276.5) feet to the point of beginning.

STATE OF ILLINOIS, PEORIA COUNTY, ss:

I, Kimberly S. Belser, 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 November 19, 2024 from Susan B. Anderson, successor trustee of the YORDY TRUST #8972-JEY dated July 10, 2017 trust and Susan B. Anderson, successor trust of the YORDY TRUST #8972-WSY dated July 10, 2017. 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 31. December. 24.

Kimberly S. Belser  
Kimberly S. Belser, Affiant

Signed and sworn to (or affirmed) before me on December 31, 2024  
by Kimberly S. Belser



Cori G. Martin  
Signature of Notary Public