

Recorded: 8/8/2025 at 10:33:11.0 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: 2087

Prepared By and Return To: Carolyn Davis, 225 1st Avenue East, Dyersville, Iowa 52040 563-875-9112
Taxpayer Information: Benjamin M. Lansing, 2934 260th Avenue, Hopkinton, IA 52237

AFFIDAVIT REGARDING SCRIVENER'S ERROR

RE: The Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4), and the South one-half (S1/2) of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4), and that part of the South one-half (S1/2) of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) that lies East of the railroad, and that part of the West one-half (W1/2) of the Southeast Quarter (SE1/4) that lies East of the railroad, all in Section Two (2), Township Eighty Seven (87) North, Range Four (4), West of the Fifth Principal Meridian.

STATE OF IOWA)
) SS:
COUNTY OF DUBUQUE)

The undersigned, after first being duly sworn on oath, deposes and states as follows:

1. The undersigned was the draft person of a Memorandum of Real Estate Contract filed for record on April 4, 2025, in Book 2025, Page 861, in the Delaware County records.
2. The above-stated Memorandum of Real Estate Contract contained a scrivener's error in the legal description. The original documents contained the following legal description:

The Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4), and the South one-half (S1/2) of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4), and that part of the South one-half (S1/2) of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) that lies East of the railroad, and that part of the West one-half (W1/2) of the Southeast Quarter (SE1/4) that lies East of the railroad, all in Section Two

(2), Township Ninety (87) North, Range Four (4), West of the Fifth Principal Meridian.

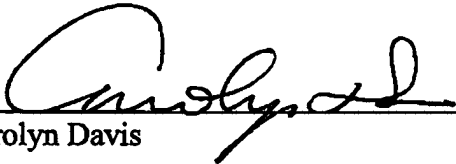
3. The correct legal description should be as follows:

The Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4), and the South one-half (S1/2) of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4), and that part of the South one-half (S1/2) of the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) that lies East of the railroad, and that part of the West one-half (W1/2) of the Southeast Quarter (SE1/4) that lies East of the railroad, all in Section Two (2), Township Eighty Seven (87) North, Range Four (4), West of the Fifth Principal Meridian.

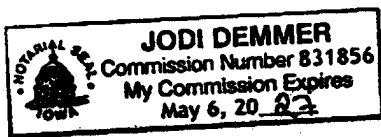
4. That the purpose of this Affidavit is to point out the scrivener's error in the county records.

5. This Affidavit is given upon my own personal information and belief.

Signed this 7th day of August, 2025


Carolyn Davis

This record was acknowledged before me on this 7th day of August, 2025, by Carolyn Davis.




Notary Public in and for the State of Iowa