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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

INDIVIDUAL TRUSTEE'S AFFIDAVIT
THE IOWA STATE BAR ASSOCIATION
Official Form No. 113
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (name and complete address)

SJI Trust #1, 121 E Grand Street, Monticello, Iowa 52310

Return Document To: (name and complete address)

☒ Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057

Grantors:

Chris Edward Manternach, Co-Trustee

Sharon Armella Manternach, Co-Trustee

Grantees:

SJI Trust #1

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Parcel 2025-21 in part of the unimproved William Street adjacent to Lot 31 and 32 in Colony Addition to Sand Spring, Delaware County, Iowa, being part of the Southeast Quarter of the Northeast Quarter of Section 28, Township 87 North, Range 3 West of the 5th P.M., Delaware County, Iowa according to plat recorded in Book 2025, Page 597

STATE OF IOWA, COUNTY OF DELAWARE, ss:

We, Chris Edward Manternach and Sharon Armella Manternach being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. We are the Co-Trustees under the Chris Edward Manternach Living Trust, dated September 10, 2013, and any amendments thereto to which the above-described real estate was conveyed to the Co-Trustees by Trustee Warranty Deed pursuant to an Instrument recorded the 7th day of October, 2013, in the office of the Delaware County Recorder in Book 2013, Page 3189.
2. We are the presently existing Co-Trustees under the Trusts and we are authorized to convey the above referenced property to SJI Trust #1 without any limitation or qualification whatsoever.
3. The Trusts are in existence and we, as Co-Trustees, are authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
4. The grantors of the trust are alive.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Chris E. Manternach
Chris Edward Manternach, Affiant

Sharon A. Manternach
Sharon Armella Manternach, Affiant

Signed and sworn to (or affirmed) before me on November 19, 2025 by Chris Edward Manternach and Sharon Armella Manternach.

Melinda S. Wilson
_____, Notary Public

