



Document 2019 4139

Book 2019 Page 4139 Type 06 033 Pages 2

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

INDIVIDUAL TRUSTEE'S AFFIDAVIT
Recorder's Cover Sheet

LHF 68828

Preparer Information: (name, address and phone number)

Michael D. Maynes, 164 Public Square, PO Box 32, Greenfield, Iowa 50849

$\frac{1}{5}$ Phone: (641) 743-2800

Taxpayer Information: (name and complete address)

Jerry Mitchell II, 1963 Pammel Park Road, Winterset, IA 50273

$\frac{4}{5}$ **Return Document To:** (name and complete address)

Jerry Mitchell II, 1963 Pammel Park Road, Winterset, IA 50273

Grantors:

Randall C. Reed, Trustee

Grantees:

Jerry Mitchell II

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

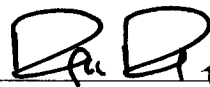
INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Parcel "B" located in the Northwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Ten (10), AND in the Southwest Quarter (1/4) of the Southeast Quarter (1/4) of Section Three (3), all in Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa containing 3.00 acres, as shown in Plat of Survey filed in Book 2012, Page 3315 on November 2, 2012, in the Office of the Recorder of Madison County, Iowa.



I, Randall C. Reed, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

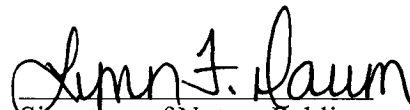
1. I am the successor trustee under the Harry F. Reed Trust under trust agreement dated November 4, 2004, to which the above-described real estate was conveyed to the trust by Harry F. Reed, pursuant to an instrument recorded February 11, 2005 in the office of the Madison County Recorder in Book 2005 Page 622.
2. I am the presently existing trustee under the Trust and I am authorized to convey without any limitation or qualification whatsoever.
3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
4. The grantor of the trust is not alive.
5. The is a revocable trust. Harry F. Reed died on August 26, 2019. Harry F. Reed was the grantor to the trust, and none of the beneficiaries of the trust are deceased. All the beneficiaries to the Trust have no liability for Iowa Inheritance Tax, and the value of his estate does not give rise to liability for federal estate tax. No lien under IRS Section 6321 has been filed.

 **Affiant**

Randall C. Reed, Affiant

STATE OF Missouri COUNTY OF Platte, ss:

Signed and sworn to (or affirmed) before me on December 23, 2019, by Randall C. Reed.


Signature of Notary Public

LYNN F. DAUM
Notary Public - Notary Seal
State of Missouri
Commissioned for Platte County
My Commission Expires: February 21, 2023
Commission Number: 15014000