

BK: 2021 PG: 2602
Recorded: 6/24/2021 at 11:05:26.0 AM
Pages 2
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

INDIVIDUAL TRUSTEE'S AFFIDAVIT
Recorder's Cover Sheet

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: 515-462-3731

Taxpayer Information: Keane Douglas Wren and Taunya Wren, 216 West Jefferson Street, Winterset, IA 50273

Return Document To: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: 515-462-3731

Grantors: Marianne Fons as Trustee of Marianne Fons Revocable Trust

Grantees: Keane Douglas Wren and Taunya Wren

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lot Three (3) in Block Nineteen (19) of the Original Town of Winterset, Madison County, Iowa.

STATE OF IOWA, COUNTY OF MADISON, ss:

I, Marianne Fons, Trustee of the Marianne Fons Revocable Trust after being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the Trustee under the Marianne Fons Revocable Trust dated July 21, 2006, to which the above-described real estate was conveyed to the Trustee by a Special Warranty Deed from Marianne Fons and Mark H. Davis, wife and husband, recorded August 28, 2006, in the office of the Madison County Recorder in Book 2006 Page 3524.
2. I am the presently the existing Trustee under the Trust and I am authorized to convey real estate 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 alive.
5. Form 706, United States Estate Tax return, **IS NOT*** required to be filed as a result of the death of the Grantor.
6. An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2 and 3.
7. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Marianne Fons Revocable Trust
Marianne Fons Revocable Trust,
Affiant

Signed and sworn to (or affirmed) before me on June 19, 2021, by
Marianne Fons Revocable Trust.



Toni Marie Tindle
Signature of Notary Public

*THE CORRECT OPTION MUST BE SELECTED TO DETERMINE WHETHER THE IOWA ESTATE TAX MAY CONSTITUTE A LIEN ON THE ABOVE DESCRIBED PROPERTY.