



Document 2021 5160

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Date 12/20/2021 Time 10:07:16AM

Rec Amt \$12.00 Aud Amt \$5.00

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

This instrument prepared by and return to:

ROSS F. BARNETT, ABENDROTH RUSSELL BARNETT LAW FIRM, 2560 – 73rd Street, Urbandale, Iowa 50322

Phone # (515) 278-0623

Mail tax statements to:

VELVA L. LEE, 2518 – 62nd Street, Des Moines, Iowa 50322-5006

File #38928-21-RFB (rfb)

AFFIDAVIT OF SURVIVING JOINT TENANT FOR CHANGE OF TITLE TO REAL ESTATE

Legal: Commencing at a point 140 feet South of the Northwest corner of the Northeast Quarter of the Southwest Quarter (NE $\frac{1}{4}$ SW $\frac{1}{4}$) of Section 14, Township 75 North, Range 26, West of the 5th P.M., Madison County, Iowa, thence South 286 feet on the West line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence East 798 feet to the center of the public highway extending through said NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence Northwesterly along the center of said public highway to a point 140 feet South of the North line of said NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence West parallel to the said North line approximately 725 feet to the point of beginning

Address: 2459 Willow Bend, St. Charles, Iowa 50240

I, **Velva L. Lee**, being first duly sworn upon my oath, do depose and state that I am the surviving joint tenant of **David D. Hols**, who died on October 8, 2021.

The joint tenancy in the subject property was created by warranty deed recorded June 8, 2015 in Book 2015, Page 1571 of the Madison County, Iowa, Recorder's Office.

I further state that **David D. Hols** is the son of **Velva L. Lee**. **David D. Hols** was a single person at the time of his death.

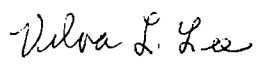
I further state that the above-described real estate was owned only by the **David D. Hols and Velva L. Lee** as joint tenants with full rights of survivorship, and not as tenants in common, at the time of the Decedent's death.

I further state that I know of my own personal knowledge and investigation that the estate of the Decedent was not of sufficient size to incur either Federal or State of Iowa estate tax.

I hereby request that the Auditor enter this information on the transfer books pursuant to Iowa Code § 558.66.

This Affidavit is given pursuant to Title Standard 9.9 to clear any potential cloud to the title of the above-referenced property.

Further this Affiant sayeth naught.

STATE OF IOWA)) SS: COUNTY OF POLK) On this <u>16th</u> day of <u>December</u>, 2021, before me the undersigned, a Notary Public in and for said State, personally appeared Velva L. Lee, a single person to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that the person executed the same as that person's voluntary act and deed.  _____ Notary Public in and for said State	Dated: <u>12-16</u>, 2021  _____ Velva L. Lee 
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