

BK: 2024 PG: 1130
Recorded: 5/28/2024 at 9:47:14.0 AM
Pages 3
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

IOWA STATUTORY POWER OF ATTORNEY
THE IOWA STATE BAR ASSOCIATION
Official Form No. 120
Recorder's Cover Sheet

Preparer Information: (name, address, and phone number)

Nicholas W. Roth, Hubbard Law Firm, P.C., 2900 100th Street, Suite 209, Urbandale, Iowa
50322 (515) 222-1700

Taxpayer Information and Return Document To: (name and complete address)

Amanda May Auten, 401 E. Benton Street, Winterset, IA 50273

Grantors:

Dorie D. Dibel

Grantees:

Amanda May Auten

Legal Description: Lot Five (5) in Block Two (2) of North Addition to the City of Winterset, Madison County, Iowa. (the "Real Estate")

IOWA STATUTORY POWER OF ATTORNEY

1. POWER OF ATTORNEY

This power of attorney authorizes another person (your agent) to make decisions concerning your property for you (the principal). Your agent will be able to make decisions and act with respect to your property (including but not limited to your money) whether or not you are able to act for yourself. The meaning of authority over subjects listed on this form is explained in the Iowa Uniform Power of Attorney Act, Iowa Code chapter 633B.

This power of attorney does not authorize the agent to make health care decisions for you.

You should select someone you trust to serve as your agent. Unless you specify otherwise, generally the agent's authority will continue until you die or revoke the power of attorney or the agent resigns or is unable to act for you.

Your agent is not entitled to compensation unless you state otherwise in the optional Special Instructions.

This form provides for designation of one agent. If you wish to name more than one agent, you may name a coagent in the optional Special Instructions. Coagents must act by majority rule unless you provide otherwise in the optional Special Instructions.

If your agent is unable or unwilling to act for you, your power of attorney will end unless you have named a successor agent. You may also name a second successor agent.

This power of attorney becomes effective immediately upon signature and acknowledgment unless you state otherwise in the optional Special Instructions.

If you have questions about this power of attorney or the authority you are granting to your agent, you should seek legal advice before signing this form.

DESIGNATION OF AGENT

I, Dorie D. Dibel, name the following person as my agent:

Name of Agent: Amanda May Auten

Agent's Address: 401 E. Benton Street, Winterset, IA 50273

GRANT OF GENERAL AUTHORITY

I grant my agent and any successor agent general authority to act for me with respect to the "Real Estate" (as further defined below in the Special Instructions Paragraph) as defined in the Iowa Uniform Power of Attorney Act, Iowa Code chapter 633B.

MEANING AND EFFECT

The meaning and effect of this power of attorney shall for all purposes be determined by the laws of the State of Iowa.

SPECIAL INSTRUCTIONS

Amanda May Auten has the authority to sign and execute any and all documents for the purpose of effectuating the purchase of the legally described Real Estate and is authorized to encumber the same by a Real Estate Mortgage and sign all other lender documents as required. This Power shall include the right to relinquish or encumber any homestead or dower interest.

Once the filing of the Mortgage for the legally described Real Estate has taken place, and the transaction is completed, this Power of Attorney is revoked.

EFFECTIVE DATE

This power of attorney is effective immediately upon signature and acknowledgment.

RELIANCE ON THIS POWER OF ATTORNEY

Any person, including my agent, may rely upon the validity of this power of attorney or a copy of it unless that person knows it has terminated or is invalid.

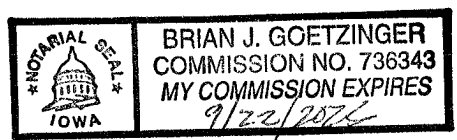
SIGNATURE AND ACKNOWLEDGMENT

Dorie D. Dibel _____ May 17, 2024
Dorie D. Dibel Date

Address: 2721 Deer Run Ave, Macksburg, IA 50155

STATE OF Iowa, COUNTY OF Madison

This document was acknowledged before me this 17th day of May, 2024,
by Dorie D. Dibel.



[Signature]
Signature of Notary Public