

BK: 2024 PG: 2137
Recorded: 9/4/2024 at 1:15:50.0 PM
Pages 1
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$10.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Prepared by & Return to: Caleb A. Petersen, 123 N. Main St., Maquoketa, IA 52060 (563) 652-4963
Caleb A. Petersen ISBA #54297038 **SPACE ABOVE THIS LINE FOR RECORDER**

PURCHASER'S AFFIDAVIT

RE: A parcel of land located in the Southwest Quarter of the Southeast Quarter of Section 3, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the Northeast Corner of the Southwest Quarter of the Southeast Quarter of said Section 3, and being the point of beginning, thence South 86°44' West 236.5 feet along the North line of said Southwest Quarter of the Southeast Quarter, thence South 03°54' East 83.0 feet, thence South 88°53' East 72.0 feet, thence South 02°47' East 221.0 feet, thence North 86°44' East 148.0 feet, thence North 00°00' 310.0 feet along the East line of said Southwest Quarter of the Southeast Quarter to the point of beginning, said parcel contains 1.25 acres including 0.14 acres of public road right of way.

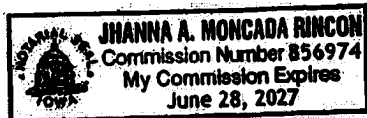
STATE OF IOWA, COUNTY OF Madison, ss:

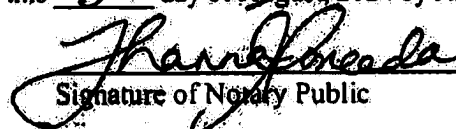
I, Juan Berber, being first duly sworn (or affirmed) under oath depose and state that I am the Member/Manager of BR Investments LLC, who is the purchaser of the real estate described above. The purchaser has relied upon the Affidavit from Dane Wallace, Vice President of NewRez LLC dated August 29, 2024. The purchaser has no notice or knowledge of any adverse claims arising out of the execution and recording of the deed from the Trustee. This Affidavit is given to establish reliance on the Affidavit referred to above for all purposes contemplated under Iowa Code Section 614.14.

Dated this 3 day of ~~August~~ ^{September}, 2024.


JUAN BERBER, Affiant

Subscribed and sworn to (or affirmed) before me this 3 day of ~~August~~ ^{September}, 2024 by Juan Berber.




Signature of Notary Public