

BK: 2025 PG: 748
Recorded: 3/31/2025 at 1:04:51.0 PM
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

LIMITED POWER OF ATTORNEY

Preparer Information: (Name, address and telephone number)

Thomas Allgood, ESQ
o/b/o BC Law Firm, P.A.
200 Continental Drive 401
Newark, DE 19713
(757) 255-8920

Taxpayer Information: (Name and Complete Address)

Stephen and Sayuri Wallace
415 8th Avenue S.
Winterset, IA 50273

Return Document To: (Name and complete address)

Brent R. Zimmerman
4940 Pleasant Street
West Des Moines, IA 50263

Grantors:

Sayuri Wallace

Grantees:

Stephen Wallace

Legal Description: See Page Three

Document or instrument number of previously recorded documents:

LIMITED POWER OF ATTORNEY

KNOWN ALL MEN BY THESE PRESENTS that
Sayuri Wallace

has/have made, constituted, and appointed and BY THESE PRESENTS do make, constitute and appoint **Stephen Wallace** true and lawful ATTORNEY for me/us and in mine/our names(s), place, and stead to transact all business, and make, execute, acknowledge, and deliver miscellaneous documents, notes, trust deeds, mortgages, assignments of rents, waivers of homestead rights, affidavits, bills of sale, and other instruments and to endorse and negotiate checks and bills of exchange requisite or proper to effectuate the refinance or purchase of the premises described as follows:

LEGAL DESCRIPTION: See Title Commitment
(IF NECESSARY, ATTACHED AND MADE A PART HEREOF)
PROPERTY TAX I.D.# 820002800090000
PROPERTY ADDRESS: 415 8th Ave S.
Winterset, IA 50273

All as effectually in all respects as we could do personally, giving and granting unto said ATTORNEYS full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully, to all intents and purposes, as we might or could do if personally present at the doing thereof, with full power of substitution and revocation, hereby ratifying and confirming all that said ATTORNEY shall lawfully do or cause to be done by virtue thereof.

The powers afforded by this power of attorney shall expire on **Nov 1st, 2025**.
Dated this **11th** day of **March, 2025**.

Sayuri Wallace
Sayuri Wallace

State of Iowa) Japan
 Prefecture of Okinawa
County of Madison) City of Naha
 Consulate General of the
 United States of America } SS

The undersigned, a notary public in and for the above county and state, certifies that **Sayuri Wallace**, known to me to be the same person whose name is subscribed as principal to the foregoing power of attorney, appeared before me *and the additional witness* in person and acknowledged signing and delivering the instrument as the free and voluntary act of the principal, for the uses and purposes therein set forth (, and certified to the correctness of the signatures(s) of the agent(s) . (Italicized portion added by P. A. 91-790.)

Dated MAR 11 2025

My commission expires INDEFINITE

Prepared by: Stephen Wallace

Malcolm Wightman (SEAL)
Notary Public
Malcolm Wightman
Vice Consul
Mail to: The Federal Savings Bank
4120 W. Diversy Ave., #C501
Chicago, IL 60639

EXHIBIT "A"

Commencing at the Southwest Corner of Lot Four (4) of BURGER'S FOUR ACRE LOT in the City of Winterset, Iowa, running thence East 132 feet, thence North 67 feet, thence West 132 feet, thence South 67 feet to the place of beginning.