

BK: 2026 PG: 1825  
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Pages 2  
County Recording Fee: \$12.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$15.00  
Revenue Tax: \$0.00  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

Prepared By: Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267  
Return to: Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072

**AFFIDAVIT REGARDING TYPOGRAPHICAL ERROR**

STATE OF IOWA                    )  
  ) SS  
COUNTY OF MADISON         )

Comes now Samuel H. Braland, who on oath deposes and states:

1. I am an attorney at law duly licensed in the State of Iowa, and I maintain my office in the City of Earlham, Madison County, Iowa. I am the attorney for the Executor of the Estate of Gary D. Smith, and I am making this affidavit in connection with the following described real estate, to-wit:

An undivided one-half interest in and to:

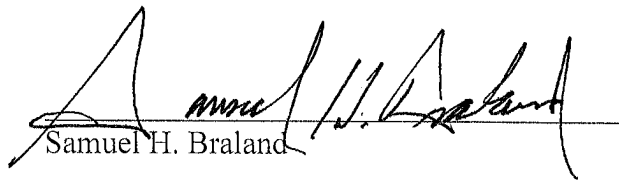
The Northeast Quarter (NE $\frac{1}{4}$ ) and the East Half (E $\frac{1}{2}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ) in Section 22, Township 77 North, Range 27 West of the 5<sup>th</sup> P.M., except a tract of land described as follows, to-wit: Commencing at a point 681.3 feet West of the Northeast corner of Section 22, Township 77 North, Range 27 West of the 5<sup>th</sup> P.M., Madison County, Iowa, thence continuing West 649.9 feet along the section line to the Northwest corner of the Northeast Quarter (NE $\frac{1}{4}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) of said Section, thence South 00°27' West 902 feet along the W line of said forty, thence East 412.6 feet, thence North 00°27' East 233.8 feet, thence East 88.5 feet, thence North 12°59' East 685.7 feet to the point of beginning, containing 11.0422 acres, including 0.6042 acres of county road right-of-way.

2. I prepared the Report And Inventory, Final Report, and Order Approving Final Report for the Estate of Gary D. Smith, Madison County ESPR013611. In Schedule E-1 of the Report And Inventory, and in the Final Report and Order Approving Final Report the real estate described above contains a minor typographical error in the first line of the description where it states "The Northeast Quarter (NE $\frac{1}{4}$ ) of the East Half (E $\frac{1}{2}$ ) of the Northwest

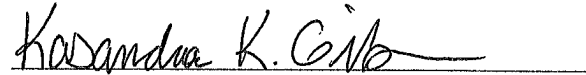
Quarter (NW¼) in Section 22, Township 77 North, Range 27 West of the 5<sup>th</sup> P.M.” etc. In place of the word “of” the word “and” should have been used. The typographical error contained in said documents was simply a scrivener’s error and in no way affects the legality of the instruments or the real estate intended to be described therein.

Further this affiant sayeth not.

Dated this 18<sup>th</sup> day of June, 2026.

  
Samuel H. Braland

Subscribed and sworn to before me and in my presence by the said Samuel H. Braland this 18<sup>th</sup> day of June, 2026.

  
Kasandra K. Gibson  
Notary Public in and for the State of Iowa.

