

BK: 2026 PG: 3048
Recorded: 10/13/2026 at 8:21:10.0 AM
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

Preparer: Andrew J. Zbaracki, 2202 Woodlands Parkway, Clive, IA 50325, (515) 518-6306
Return: Zackery Rice & Danielle Rice, 5516 Pine Valley Dr Pleasant Hill IA 50327

AFFIDAVIT OF TRUSTEE

STATE OF Texas)
COUNTY OF Rains) ss:

Re: Lot Three (3) of Sweeney Acres Subdivision, located in the North Half (1/2) of the Northwest Quarter (1/4) of Section Two (2), Township Seventy-four (74) North, Range Twenty-Six (26) West of the 5th P.M., Madison County, Iowa

We, Bradley W. Sweeney and Quendy S. Sweeney, being first duly sworn and under oath state of our personal knowledge that:

1. We are Trustees of the **BRADLEY W. SWEENEY LIVING TRUST DATED OCTOBER 14, 2015** ("Trust"), to which the above-described real estate and other real estate was conveyed to the Trustees pursuant to an instrument recorded June 10, 2022, in Book 2022 at Page 1761 in the office of the Madison County Recorder.

2. We are the presently existing Trustees, and we have express authorization to perform any and all tasks related to the sale of the real estate above referenced and to convey the above-described real property to Zackery Rice and Danielle Rice by a Trustee Warranty Deed, without any limitation or qualification whatsoever.

3. The Trust is in existence, and we are authorized to transfer the interests in the real estate as described above, free and clear of any adverse claims.

4. The grantor of the Trust and all beneficiaries of the Trust are alive on the date of this Affidavit.

Dated: Sept. 28, 2026, 2026.

**Bradley W. Sweeney Living Trust Dated
October 14, 2015**

By: Bradley W. Sweeney Trustee
Bradley W. Sweeney, Trustee

By: Quendy S. Sweeney Trustee
Quendy S. Sweeney, Trustee

STATE OF Texas)
COUNTY OF Rains) ss:

Signed and sworn to (or affirmed) before me on 28 September, 2026, by
Bradley W. Sweeney and Quendy S. Sweeney, Trustees of the Bradley W. Sweeney Living Trust Dated
October 14, 2015.

Karina Rodriguez
Notary Public

