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Book 2013 Page 1325 Type 06 009 Pages 1

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INDX

ANNO

SCAN

CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared by: Douglas D. Daggett, P.C., 100 E. Montgomery Creston, IA 50801-0404 641-782-3170
Return to: Douglas D. Daggett, P.C., 100 E. Montgomery Creston, IA 50801-0404
Tax Statement to: N/A

AFFIDAVIT IN EXPLANATION OF TITLE

TO: Public (Grantee)

STATE OF IOWA, COUNTY OF UNION) ss:

I, **Douglas D. Daggett (Grantor)**, being first duly sworn on oath, depose and state as follows:

1. I am a licensed attorney who represented **Diane Nan Johnson** in the purchase of real estate legally described as:

Lots 1, 2, 7 and 8 and the East Half (E½) of the vacated East-West alley, all in Block 5 of Lee's Addition to the City of Macksburg, Madison County, Iowa.

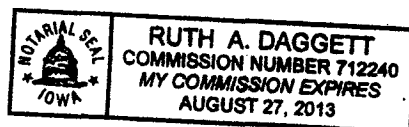
2. Diane Johnson acquired title by virtue of the Special/Limited Warranty Deed recorded on August 14, 2012 in Book 2012 at Page 2374.
3. Due to a scrivener's error, Diane Nan Johnson was incorrectly identified as a single person, when she was, and still is, in fact married.
4. Diane Johnson is a resident of the state of Texas and to the extent that her property rights are controlled by Texas law, she intends that the above described real estate was purchased as her separate property and will continue to be her separate property so long as she owns the property. **The property at issue was purchased with Diane Nan Johnson's separate property funds according to the laws of the state of Texas, in which her spouse has no interest.** Thus, this real estate is not subject to division with her spouse under the property laws of the state of Texas.
5. The foregoing information is true and correct based upon my personal knowledge and belief. This affidavit is given to clarify title and filed of record at the request of the current property owner.

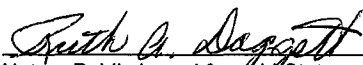
Dated this 7 day of May, 2013.


Douglas D. Daggett

Subscribed and sworn to (or affirmed) before me on May 7, 2013 by **Douglas D. Daggett**.

DDD:a12948-1




Notary Public in and for said State and County