



Document 2017 3289

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INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

AFFIDAVIT
Recorder's Cover Sheet

Preparer Information: (name, address and phone number)

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067
(515) 462-4912

Taxpayer Information: (name and complete address)

Janet Rae Aldridge, c/o Joanne L. Sirdoreous, 11890 S.E. 36th Avenue, Runnells, IA 50237

✓ **Return Document To:** (name and complete address)

Jane E. Rosien, 223 E. Court Avenue, P.O. Box 67, Winterset, IA 50273-0067

Grantors:

Janet Rae Aldridge

Grantees:

Janet Rae Aldridge

Legal Description: See Page -2-

Document or instrument number of previously recorded documents: N/A

STATE OF IOWA)
) ss
COUNTY OF POLK)

AFFIDAVIT

I, Joanne Lynn Sirdoreus upon being duly sworn and deposed, do hereby state as follows:

1. The Affiant is Joanne Lynn Sirdoreus, daughter of Janet Rae Aldridge, who is well and truly acquainted with the title to the real estate legally described as:

The East 2/3 of all that part of the Southwest Quarter (SW¼) of the Southeast Quarter of Section Twenty-nine (29), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa lying South of the South line of the public highway known as Iowa Primary Road #92 and North of the right-of-way formerly used by the Chicago, Rock Island and Pacific Railway Company.

2. Janet Rae Aldridge died testate as a resident of Madison County, Iowa on February 24, 2014 having a right, title or interest in the above described real estate.

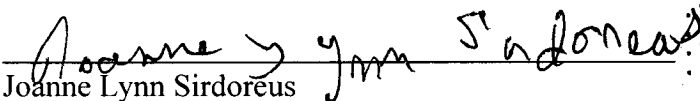
3. The Last Will and Testament of Janet Rae Aldridge was admitted to probate without present administration before the Iowa District Court for Madison County, Iowa; and, Notice of Proof of Will Without Administration was given as required by Iowa Code Section 633.305.

4. The Decedent's spouse, Harvey Van Aldridge, whose date of death is November 25, 2013, predeceased Janet Rae Aldridge. Janet Rae Aldridge is survived by her children, Joanne Lynn Sirdoreus and Jerry Thomas Hotz; and her granddaughter, Boni B. Moyer. The Decedent had no afterborn children within the meaning of Section 267 of the Iowa Probate Code.

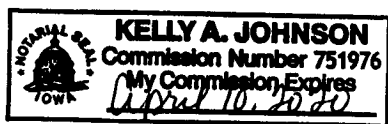
5. Pursuant to the Last Will and Testament of Janet Rae Aldridge the above described real estate passed to Joanne Lynn Sirdoreus and Jerry Thomas Hotz, direct lineal descendants of Janet Rae Aldridge.

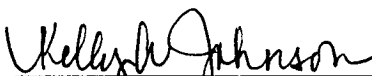
6. Under Iowa Code Section 450.22, an Iowa Inheritance Tax Return is not required to be filed. The Estate does not have a federal estate tax filing obligation and all Estate assets passed solely to individuals who are statutorily exempt from Iowa Inheritance Tax under Iowa Code Section 450.9. A Federal Estate Tax Return is not required as a result of the death of Janet Rae Aldridge.

Further the Affiant sayeth not.


Joanne Lynn Sirdoreus

This instrument was acknowledged before me on August 23, 2017 by Joanne Lynn Sirdoreus.




Notary Public in and for the State of Iowa