IOWA STATE BAR ASSOCIATION
Official Form No. 27.2 [Long Form]

FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

AFFIDAVIT OF POSSESSION

TO WHOM IT MAY CONCERN:

STATE OF IOWA
CLAYTON COUNTY } ss.

The undersigned first being duly sworn (or affirmed) upon oath deposes and states:

That Bob G. Nightingale and Kathryn K. Nightingale, husband and wife

are now the record titleholders of the following described real estate, situated in Delaware County, Iowa, to-wit:

Lot One (1) and Lot Two (2), Block One (1) Richters Addition to the Town of Dundee, Iowa, according to the plat recorded in Book 1 Plats, Page 143.

That said Bob G. Nightingale and Kathryn K. Nightingale are now in complete actual and sole possession of all of said real estate except as may be herein stated, and that they and their predecessors (who held record title thereof) in the recorded chain of title under which they claimed and claim ownership and the right to possession of the said real estate have been, since prior to January 1, 1970, in continuous, actual, visible, open, notorious, exclusive and unquestioned possession thereof, under color of title and claim of right to the exclusive possession as against the world and have improved said property and paid the taxes thereon; that neither the title nor the right to possession of said titleholders or any of those under whom they claim have been disputed or openly attacked by any one. That this affidavit is made from the personal knowledge of the undersigned who is familiar with said real estate, its titleholders and its parties in possession; and is for the purpose of confirming title to the above described real estate under the provisions of Section 614.17, Code of Iowa, and other statutes relative thereto.

Words and phrases herein, including jurat and marginal entry hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Dated this 11th day of May, 1995.

Timothy T. Schloss, Affiant

Subscribed in my presence and sworn to (or affirmed) before me, by the said affiant this 11th day of May, 1995.

VALERIE D. PARIS Notary Public Iowa

Valerie D. Paris, Notary Public in and for the State of Iowa

Please type or print names under signatures as per Sec. 335.2 Code of Iowa as amended

● POWER OF ATTORNEY

The undersigned owner in possession of said property as above stated, hereby directs that this affidavit be filed of record and hereby appoints the County Recorder of the County wherein said land is situated as the authorized attorney in fact to file same.

If the Power of Attorney is granted by a Corporation, attach corporate acknowledgment (Official Form No. 12).

Bob G. Nightingale, Kathryn K. Nightingale
Bob G. Nightingale, Kathryn K. Nightingale, Owner in Possession

STATE OF IOWA, DELAWARE COUNTY, ss:

On this 11th day of May, 1995, before me, the undersigned, a Notary Public in and for said County and State, personally appeared BOB G. NIGHTINGALE & KATHRYN NIGHTINGALE, to me known to be the identical person named in and who executed the within and foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.

Mark A. Zwanziger
MARK A. ZWANZIGER, Notary Public in and for the State of Iowa

● The use of the Power of Attorney with acknowledgment is optional and may be omitted if the affidavit is filed by the owner in possession as named in the affidavit.

MARGINAL ENTRY

STATE OF IOWA, COUNTY OF DELAWARE, ss:

The undersigned Recorder in and for said County in the State aforesaid, hereby certifies that the foregoing affidavit was filed in the said Recorder's Office by the owner in possession as named in said affidavit or by his attorney in fact as shown by the records; and duly recorded and entered on the records thereon on the 11 day of MAY, 1995.

Deborah L. Peyton
DEBORAH L. PEYTON

FILE No. 126-2891
RECORDING FEE $ 6.00
TRANSFER FEE $

FILED FOR RECORD THE 11 DAY OF May, 1995 AT 11:34 O'CLOCK A M. BOOK 18 PAGE 143

STATE OF IOWA, DELAWARE COUNTY
Deborah L. Peyton, Recorder
Aff.