Tom Glass
321 Adams St.
Delaware IA
52036

DELAWARE COUNTY IOWA
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DEBORAH L. PEYTON
DELAWARE CO. RECORDER
11.00

Carr & Carr Attorneys 117 S. Franklin St. PO Box 333 Manchester, IA 52057 (563) 927-4154

# AFFIDAVIT EXPLANATORY OF TITLE

STATE OF IOWA )
) ss.
DELAWARE COUNTY )

The undersigned, Thomas Glass and Rosemary Glass, after being duly sworn on oath, state as follows:

1. That this affidavit has to do with the following described real estate:

   Lots Sixty One (61) and Sixty Three (63) in the Subdivision of Camp-O-Delhi, Inc., Delaware County, Iowa, together with right of use of roadways and subject to all restrictive covenants of record.

2. That we are the purchasers of the above described real estate in a contract dated July 12, 1987 and filed for record in Delaware County, Iowa in Book 121, L.D., Page 220.

3. That the said contract was an installment contract with the last payment due on July 12, 1990.

4. That we as contract purchasers complied with all of the terms of the contract including making said last payment and never received a deed in fulfillment of the contract.

5. That the corporation from whom we were purchasing the property is now inactive and there are no persons available to sign a deed to us in fulfillment of the contract.

6. That even though we have never received the legal title to the property we are

in fact the full owners since we have complied with the contract but were never furnished a deed by the seller.

7. That we have made all efforts possible to try to secure a deed, however this has failed since there is no one at any capacity left to sign a deed or take any steps to secure a deed for us.

8. That no one is contesting our title in any way. We have been and continue to be in full possession of the real estate since June 26, 1988.

9. That in view of our full compliance with the contract this affidavit is made to confirm title in ourselves namely Thomas Glass and Rosemary Glass, husband and wife as joint tenants with full rights of survivorship and not as tenants in common and we so declare this to be our full ownership and title.

10. That this affidavit is made to explain the title to the above described real estate.

11. In addition to this affidavit we are executing a warranty deed between ourselves showing the title as explained herein.

Dated this 14th day of February, 2003.

Thomas Glass T.G.
Thomas Glass

Rosemary Glass
Rosemary Glass

Subscribed and sworn to before me by Thomas Glass and Rosemary Glass this 14th day of February, 2003.

E. Michael Carr
E. Michael Carr - Notary Public in and for the State of Iowa

NOTARIAL SEAL IOWA
E. MICHAEL CARR
COMMISSION NO. 222
MY COMMISSION EXPIRES
DECEMBER 10, 2004