434 BK

Book 2006 Page 2163

Document 2006 2163 Type 06 010 Pages 4
Date 6/16/2006 Time 3:36:10PM
Rec Amt $22.00

DEBORAH L. PEYTON, RECORDER/REGISTRA
DELAWARE COUNTY IOWA

AFFIDAVIT OF POSSESSION

THE IOWA STATE BAR ASSOCIATION
Official Form No. 154
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Mary Lou Tracey, 105 N. Franklin St., P. O. Box 279, Manchester, IA 52057, Phone: (563) 927-4925

Taxpayer Information: (Name and complete address)

Russell D. and Lynn M. Ronnebaum, P.O. Box 234, Dundee, Iowa 52038-0234

Return Document To: (Name and complete address)

Russell D. and Lynn M. Ronnebaum, P.O. Box 234, Dundee, Iowa 52038-0234

Grantors:

Martha Lou Lawson

Grantees:

Charles W. Lawson ,
Angela Lawson

Legal description: See Page ~~1~~ 4

Document or instrument number of previously recorded documents:

© The Iowa State Bar Association 2006
IOWADOCS®

THE IOWA STATE BAR ASSOCIATION Official Form No. 154	Mary Lou Tracey ISBA # 5564	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

AFFIDAVIT OF POSSESSION

TO WHOM IT MAY CONCERN: STATE OF IOWA, DELAWARE COUNTY, ss:

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

That Charles W. Lawson and Angela Lawson, a/k/a Chuck Lawson and Angie Lawson

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

See 1 in Addendum

That said Charles W. Lawson and Angela Lawson, a/k/a Chuck Lawson and Angie Lawson are now in complete actual and sole possession of all of said real estate except as may be herein stated. 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 Sections 614.17 and 614.17A, Code of Iowa, and other statutes relative thereto.

Dated this 9th day of June, 2006.

Martha Lou Lawson, Affiant

Signed and sworn to (or affirmed) before me on 9th day of June, 2006, by Martha Lou Lawson.

NOTARIAL SEAL IOWA
MARY LOU TRACEY
COMMISSION # 400126
MY COMMISSION EXPIRES
11-1-2008

Mary Lou Tracey, Notary Public

RECORDERS CERTIFICATE

The undersigned Recorder hereby certifies that the foregoing affidavit was filed in the Recorder's Office by the owner in possession as named in the affidavit or by the attorney-in-fact as shown by the records, and duly recorded and entered on the records on the _____ day of _____, _____.

_____, Recorder

© The Iowa State Bar Association 2006
IOWADOCS®

STATE OF IOWA, COUNTY OF DELAWARE

This instrument was acknowledged before me on June 9, 2006, by Charles W. Lawson and Angela L. Lawson.

Luann McQuillen
COMMISSION NUMBER 144089
My Commission Expires
7-30-08

Luann McQuillen, Notary Public

● 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.

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.

Charles W. Lawson, Owner in Possession

Angela L Lawson, Owner in Possession

If the Power of Attorney is granted by other than individuals attach appropriate acknowledgment.

Addendum

Addendum 1

All that part of the North one-half (N½) of the Southwest Quarter (SW¼) of Section Twenty Seven (27), Township Ninety (90) North, Range Six (6), West of the Fifth P.M., described as commencing at a point seven hundred sixty four (764) feet South of the Northeast corner of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of said Section Twenty Seven (27), which point is on the South line of South Street in the town of Dundee, Iowa, and is on the East line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) and is marked by an iron pin, thence North thirty three (33) feet, thence North 89°42' East three hundred thirty three and six-tenths (333.6) feet, thence South five hundred ninety nine (599) feet, thence South 89°46' West seven hundred forty six and six-tenths (746.6) feet, thence North 0°25' West five hundred sixty five and eight-tenths (565.8) feet, thence North 89°42' East four hundred sixteen and seven-tenths (416.7) feet along the South line of South Street to the point of beginning, except that part platted as Richter's Addition to the Town of Dundee, Iowa, and described by metes and bounds as follows: beginning at a point seven hundred sixty four (764) feet South of the Northeast corner of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) which point is on the South line of South Street in the Town of Dundee, Iowa, and on the East line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) and marked by an iron pin, thence South on said East line a distance of five hundred sixty six (566) feet to the South line of said Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) which point is marked by an iron pin, thence South 89°46' West four hundred thirteen (413) feet along said South line to an iron pin at the center of Main Street extended, thence North 0°25' West along said center line of Main Street extended five hundred sixty five and eight-tenths (565.8) feet to the South line of South Street, thence North 89°42' East four hundred sixteen and seventy three hundredths (416.73)
feet along said South line of South Street to the point of beginning; also Block Two (2), Richter's Addition to the Town of Dundee, Iowa, according to plat recorded in Book 1 Plats, Pages 143 and 143B; also Lot Nine (9), Block One (1), Williams Addition to the Town of Dundee in Delaware County State of Iowa, according to plat recorded in Book 1 Plats, Page 36.