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Document 2006 3634 Type 06 010 Pages 3
Date 10/06/2006 Time 9:15:56AM
Rec Amt $17.00

DEBORAH L. PEYTON, RECORDER/REGISTRA
DELAWARE COUNTY IOWA

Individual Trustee's Affidavit

THE IOWA STATE BAR ASSOCIATION
Official Form No. 113

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (Name and complete address)

Bruce Lee LaHue
3154 15th Avenue South #3 20456 247th St.
Minneapolis, MN 55407 Delhi, IA 52223

Return Document To: (Name and complete address)

Bruce Lee LaHue
3154 15th Avenue South #3 20456 247th St.
Minneapolis, MN 55407 Delhi, IA 52223

Grantors:

Ruth Buchanan Beckman Trust

Grantees:

Bruce Lee LaHue

Legal description: See Page 3

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:
See attached legal description

State of IOWA County of DELAWARE ss:

I, Delmar G. Steenhard, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Trust dated June 24, 1992, to which the above-described real estate was conveyed to the trustee by Ruth Buchanan Beckman, pursuant to an instrument recorded the 30th day of June, 1992, in the office of the Delaware County Recorder in Book 130, L.D., Page 10 (insert recording data).

2. I am the presently existing trustee under the Trust and I am authorized to convey the herein described real estate to the son of Ruth Buchanan Beckman, Bruce Lee LaHue pursuant to the provisions contained in the Ruth Buchanan Beckman Trust.

(describe the transfer to be made by the trustee to the bona fide purchaser), without any limitation or qualification whatsoever.

3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.

4. The grantor of the trust ~~is exempt~~ is deceased and no federal estate tax or Iowa inheritance/estate taxes due.

5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Delmar G. Steenhard
Affiant

Signed and sworn to (or affirmed) before me on October 6 2006, by Delmar G. Steenhard.

THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2007

Thomas J. Hanson
Notary Public

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Legal Description

Real estate situated in Delaware County, Iowa to-wit:
Lots Three (3), Four (4), Twenty Seven (27), Twenty Eight (28), and that part of Lot Thirty (30) described as commencing on the Northeasterly line of Lot Twenty Two (22) at a point fifty five (55) feet Northwest of the Southeast corner of said Lot Twenty Two (22), running thence North to the North line of the Northwest quarter (NW¼) of the Southeast quarter (SE¼) of Section Fourteen (14), thence West along said North line to the intersection thereof with the Southwesterly line of Lot Thirty (30) aforesaid, thence Southeasterly along the Southwesterly line of said Lot Thirty (30) aforesaid to the point of beginning, all in The Cedars Sub-division in the West half (W½) of the Southeast quarter (SE¼) of Section Fourteen (14), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian, laying East of the Maquoketa River, according to plat recorded in Book 2 of Plats, Pages 91 & 92, in the office of the Recorder of Delaware County, Iowa, and including all water, well and road rights, interests and title of the grantors which may be appurtenant to the foregoing described real estate, except as provided,
That part of Lot Thirty (30) of the Cedars Subdivision of that part of the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼) of Section Fourteen (14), Township Eighty Eight (88) North, Range Five (5), West of the Fifth Principal Meridian laying East of the Maquoketa River, according to Consent of Owners and Plat recorded in Book 2 Plats, Pages 91-92, described as commencing at the center of said Section Fourteen (14), and running thence East along the North Line of the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼) five hundred forty-nine and seven-tenths (549.7) feet to the point of beginning, thence South 35°30' West two hundred seventy-four and two-tenths (274.2) feet, thence South 41° 14' East three hundred fifty-six and seven-tenths (356.7) feet, thence North 7° 47' West five hundred two and eight-tenths (502.8) feet to the point of beginning;