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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)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (name and complete address)
Brian and Jodeen Muller, 1922 Highway 13, Manchester, Iowa 52057

Return Document To: (name and complete address)
Brian and Jodeen Muller, 1922 Highway 13, Manchester, Iowa 52057

Grantors:
Rosemary A. Lux Trust

Grantees:
Brian Muller and Jodeen Muller

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

Steven E. Carr ISBA # 17350

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lots One (1) and Three (3) of Lux Trust Subdivision Of Part Of Parcel 3 Of Hayes Subdivision Of Part Of The SE¼, SW¼, And Of The SW¼, SE¼ of Section 17, And Part Of The NW¼ and N½, SW¼ And The W½, NE¼ Of Section 20, All Of T89N, R5W Of The 5th P.M.; And Part Of the NE¼, NW¼ Of Section 20, T89N, R5W Of The 5th P.M., Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 212.

STATE OF IOWA, COUNTY OF DELAWARE, ss:

I, William Lux, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Trust dated January 18, 1988, to which the above-described real estate was conveyed to the trustee by:

A. Warranty Deed, pursuant to an instrument recorded the 1st day of September, 1988, in the office of the Delaware County Recorder in Book 123, Page 59 and

B. Quit Claim Deed pursuant to an instrument recorded the 9th day of November, 1988, in the office of the Delaware County Recorder in Book 123, Page 186.

2. I am the presently existing trustee under the Trust and I am authorized to convey the above described real estate to Brian Muller and Jodeen Muller 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 alive.

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

W Lux

William Lux, Affiant

Signed and sworn to (or affirmed) before me on this 25th day of ~~July~~ October, 2006, by William Lux.

Steven E Carr

, Notary Public

NOTARIAL SEAL IOWA

STEVEN E. CARR
COMMISSION NO. 713328
MY COMMISSION EXPIRES
10-30-07