Book 2007 Page 685
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DEBORAH L. PEYTON, RECORDER/REGISTRA
DELAWARE COUNTY IOWA

Prepared by and Return to: E. Michael Carr, 117 S. Franklin St., PO Box 333, Manchester, IA 52057 (563) 927-4164

AFFIDAVIT

STATE OF IOWA, JONES COUNTY, ss:

The undersigned after being duly sworn on oath states as follows:

1. That I was the attorney for the estate of Herman J. Welter who died on cjm June 28, 1993, a resident of Jones County, Iowa.

2. During the lifetime of Herman J. Welter he executed two deeds both dated November 28, 1987, one being a Warranty Deed now recorded in Book 2007, Page 487 and the other being a Quit Claim Deed now recorded in Book 2007, Page 486.

3. These deeds were given in fulfillment of a Real Estate Contract in existence at the time of his death, said contract being dated December 10, 1987 and recorded on December 10, 1987 in Book 121, Page 266.

4. That after the death of Herman J. Welter his estate was probated in Jones County. A Change of Title to the said contract dated April 22, 1994 was recorded in Delaware County, Iowa on May 16, 1994 in Book 4, Page 160. The intent of the Change of Title was simply to list the recipients of the proceeds of the contract and their fractional interest and not to formally change the legal title. The legal title had already been

transferred (although not yet on record) at the time of the execution of the Warranty Deed and Quit Claim Deed referred to above.

5. That for title purposes the Change of Title is of no effect. The said Warranty Deed and Quit Claim Deed are the controlling documents.

6. This affidavit is made to clear any question with respect to the title of the real estate shown in the aforesaid Report of Change of Title.

Dated this 7th day of March, 2007.

C. J. Matthiessen

Subscribed and sworn to before me by C. J. Matthiessen this 7th day of March, 2007.

Notary Public in and for the State of Iowa

KATHERINE M. BONE
Commission Number 221033
My Commission Expires
2-19-08