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DEBORAH L PEYTON, RECORDER/REGISTRAR
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)
William D. Werger, 303 First Avenue NE, Waverly, IA 50677, Phone: (319) 352-1637

Taxpayer Information: (Name and complete address)
James C. Baldwin, 1883 Honey Creek Road, Manchester, IA 52057

Return Document To: (Name and complete address)
William D. Werger, 303 First Avenue NE, Waverly, IA 50677, Phone: (319) 352-1637

Grantors:
Richard M. Jones, ~~Trustee~~
Jo Ann K. Jones, ~~Trustee~~

Grantees:
~~James C. Baldwin~~ Richard M. Jones, Trustee
~~Kristine M. Baldwin~~ Jo Ann K. Jones, Trustee

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:
The Northerly one hundred twenty five (125) feet of Lot B in East ½ of the SE ¼ of Section 17, Township 89 North, Range 5, West of the 5th P.M., according to plat recorded in Book 2 Plats, Page 88, Delaware County records.

State of Florida County of Pasco ss:

I, Richard M. Jones and Jo Ann K. Jones, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Trust dated June 21, 1994, to which the above-described real estate was conveyed to the trustee by Richard M. Jones and Jo Ann K. Jones, pursuant to an instrument recorded the 10th day of November, 1994, in the office of the Delaware County Recorder in Book 133, Page 233 (insert recording data).

2. I am the presently existing trustee under the Trust and I am authorized to transfer title by real estate contract and trustee warranty deed (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 alive.

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

Richard M. Jones and Jo Ann K. Jones Affiant

Signed and sworn to (or affirmed) before me on November 12, 2010, by Richard M. Jones and Jo Ann K. Jones.

GAYNEL MCLENDON
Notary Public - State of Florida
My Commission Expires Jun 28, 2012
Commission # DD 800086
Bonded Through National Notary Assn.

Gaynel McLendon, Notary Public

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