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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Preparer Information: William D. Werger, 303 First Ave. NE, Waverly, Iowa 50677, (319) 352-1637
Individual's Name | Street Address | City | Phone

Return to: William D. Werger, AT 0008429

SPACE ABOVE THIS LINE FOR RECORDER

AFFIDAVIT EXPLANATORY OF TITLE

Concerning:
Lot Three (3) of C. First's Addition to Delaware County, Iowa, according to plat recorded in Book 3 Plats, Page 221.

STATE OF IOWA)
) ss:
BREMER COUNTY)

I, William D. Werger, being first duly sworn on oath do depose and state as follows:

1. I am an attorney practicing in Bremer County, Iowa and practiced in Delaware County at time that this property was conveyed by Ann E. Sharf to Peck Excavating Corp in 2003.

2. I know from my own personal knowledge that the Grantee in the original deed from Sharf to Peck's Excavating, LLC was supposed to be Peck Excavating Corp and that incorrect information was used to prepare the original deed recorded in Book 2003 Page 4757. I prepared the subsequent deed from Peck's Excavating, LLC to Peck Excavating Corp in 2004 (Book 2004, Page 2456) for the purpose of correcting this mistake. The deed was signed by Russell L. Peck as the President and principal of the correct corporation. Peck's Excavating, LLC never existed and the property was always in the possession of Peck Excavating Corp.

3. I also know from my personal knowledge that at the time Ann E. Sharf signed and conveyed the original deed to Peck's Excavating, LLC in 2003, Ralph A. Sharf was deceased having passed away on October 9, 2002.

4. I know from my personal knowledge that Ann E. Sharf died April 1, 2004 leaving only beneficiaries who were her children with Ralph A. Sharf and that

no estate was ever opened for Ralph since Ann was his surviving spouse and he had no children who were not with Ann. The estate of Ann E. Sharf was probated in Linn County as case number ESPR 030327 and was closed October 19, 2005.

5. This Affidavit is being given to show that Peck Excavating Corp has clear title to said property.

Dated this 6th day of November 2012.

William D. Werger

Subscribed and sworn to before me, a Notary Public, by William D. Werger this 6th day of November 2012.

Notary Public in and for the State of Iowa

CHRISTY L. HYDE
Commission Number 160936
My Commission Expires
June 10, 2015