Book 2012 Page 4441
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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)
James T. Peters, P.O. Box 774, Independence, IA 50644, Phone: (319) 334-9992

Taxpayer Information: (Name and complete address)
City of Manchester, 208 E Main Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
James T. Peters, P.O. Box 774, Independence, IA 50644, Phone: (319) 334-9992

Grantors:
Sherry A.. Schaul, as Trustee under the the Provision of a Trust Agreement created by Sherry A. Schaul dated 11-10-1999

Grantees:
City Of Manchester, Iowa, A Municipal Corporation

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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THE IOWA STATE BAR ASSOCIATION Official Form No. 113	James T. Peters	FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:
South ½ of Lots 7 and 8, Block 4, Toogood and Bethel's Subdivision of the North part of Lot 1 of Iowa Land Company's Subdivision of part of Manchester, Iowa, according to Plat recorded in Book 1 Plats, Page 9.

See attached Exhibit B.

State of Iowa County of Delaware ss:

I, Sherry A. Schaul, Trustee, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Trust dated November 10, 1999, to which the above-described real estate was conveyed to the trustee by Sherry A. Schaul and Edmund P. Schaul, pursuant to an instrument recorded the 7th day of April, 2000, in the office of the Delaware County Recorder in Book 2000, Page 1082 (insert recording data).

2. I am the presently existing trustee under the Trust and I am authorized to sell or otherwise dispose of real estate, including sale to City of Manchester, Iowa.

(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 ~~xx~~not alive.

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

Sherry A. Schaul, Trustee
Affiant

Signed and sworn to (or affirmed) before me on 20th day of December, 2012 by 12-20
Sherry A. Schaul, Trustee

JAMES P. PETERS
COMMISSION NO. 134735
MY EXPIRES 1-30-15
NOTARIAL SEAL
IOWA

, Notary Public

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