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Date 12/28/2012 Time 10:52:24AM
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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)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
Delaware County Memorial Hospital, 709 West Main Street, Manchester, Iowa 52057

Return Document To: (Name and complete address)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Grantors:
Audrey L. Bushnell

Grantees:
Delaware County Memorial Hospital

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:
See 1 in Addendum

State of IOWA County of DELAWARE ss:

I, Audrey L. Bushnell, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Trust dated August 2, 1993, to which the above-described real estate was conveyed to the trustee by Court Officer's Deed, pursuant to an instrument recorded the 3rd day of August, 1993, in the office of the Delaware County Recorder in Book 131, L.D., Page 351 (insert recording data).

2. I am the presently existing trustee under the Trust and I am authorized to convey the above described real estate to Delaware County Memorial Hospital (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 ~~is~~ not alive.

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

Audrey L. Bushnell
Audrey L. Bushnell — Affiant

Signed and sworn to (or affirmed) before me on December 27, 2012, by Audrey L. Bushnell.

Teresa J. Greve
COMMISSION NUMBER 142426
My Commission Expires
02-19-2014

Teresa J. Greve, Notary Public

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Addendum

1. All that part of the South one-half (S½) of the Southwest Quarter (SW¼) and of the Northwest Quarter (NW¼) of the Southwest Quarter (SW¼) of Section Twenty Nine (29), Township Eighty Nine (89) North, Range Five (5), West of the Fifth Principal Meridian lying West and South of the center of the Maquoketa River, and lying North of a line commencing at a point of beginning located thirty three (33) feet East of the Southeast corner of vacated Lot Four Hundred Thirty One (431), in the City of Manchester, Iowa, running thence East to a point thirty three (33) feet East of the Southeast corner of Lot Four Hundred Twenty Three (423), thence North to a point thirty three (33) feet East of the South East corner of vacated Lot Four Hundred Sixteen (416), thence East to the center of the Maquoketa River, and lying East of a line beginning at the point of beginning hereinbefore described, running thence North to the center of the Maquoketa River, except that part included in vacated Lots Four Hundred Twenty Three (423), Four Hundred Twenty Four (424), Four Hundred Twenty Five (425), Four Hundred Twenty Six (426) and Four Hundred Twenty Seven (427) and also except that part of vacated Seventh Street lying South of the North line of Lot Four Hundred Twenty Six (426) extended Westerly and also except the West one-half (W½) of vacated Sixth Street lying between the North and South lines of vacated Lot Four Hundred Twenty Three (423); also Lot Twenty One (21) of Railroad Addition to Manchester, Delaware County, Iowa, according to plat recorded in Book 3 L.D., Pages 578-579