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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)
Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information: (Name and complete address)
Verle Hankins, 267 Bailey Dr., Manchester, Iowa 52057

Return Document To: (Name and complete address)
W/ (K) Verle Hankins, 267 Bailey Dr., Manchester, Iowa 52057

Grantors:
C. Richard Sutton Trust

Grantees:
Verle Hankins

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:
The North 0ne-half of the Southwest Quarter of the Northeast Quarter of Section 28,Township 88 North, Range 4, West of the 5th P.M.

State of Iowa County of Delaware ss:

I, Betty Sutton, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Trust dated February 28, 1995, to which the above-described real estate was conveyed to the trustee by C. Richard Sutton and Betty Sutton, pursuant to an instrument recorded the 5th day of May, 1995, in the office of the Delaware County Recorder in Book 134 Page 350 (insert recording data). and instrument recorded 08/21/1995 in Book 135 page 156.

2. I am the presently existing trustee under the Trust and I am authorized to transfer the above described real estate to Verle Hankins, beneficiary under said Trust.

(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 ~~xxsnot~~ alive.

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

X Betty Sutton
Betty Sutton Affiant

Signed and sworn to (or affirmed) before me on December 27, 2012, by Betty Sutton.

THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2013

Thomas J. Hanson, Notary Public

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