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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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Taxpayer Information: Kent A. Bergstrand, 130 Liberty Street, Manchester, IA 52057

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AFFIDAVIT

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

I, Stephanie C. Rattenborg, attorney licensed in the State of Iowa, practicing in Manchester, Delaware County, Iowa states as follows: I am acquainted with the following described real estate situated in Delaware County, Iowa:

> The West one-half (W1/2) of the West one-half (W1/2) of Lot Twenty Seven (27) of Henry Acers' Addition to Manchester, Iowa, according to plat recorded in Book 1 Plats, Page 1.

I have reviewed the Abstract of Title to said real estate. On March 28, 1966, Betty M. Nagel and Norman K. Nagel were the owners of the real estate, as joint tenants with full rights of survivorship and not as tenants in common. Norman K. Nagel died

February 11, 1971. Betty M. Nagel married John T. Wilson. On August 29, 1983, Betty M. Nagel Wilson and John T. Wilson sold the real estate by contract to Nyle A. Bergstrand, Annabelle Bergstrand and Kent Bergstrand. Betty M. Nagel Wilson died testate on September 28, 1988. She died seized of Real Estate Contract – Installments – Betty M. Nagel Wilson and John T. Wilson, wife and husband, and Nyle A. Bergstrand, Annabelle Bergstrand and Kent A. Bergstrand, as joint tenants. All property owned by Betty M. Nagel Wilson, including the above referenced real estate contract was distributed by Will to Larry Dean Nagel, son.

Dated this 10 day of June, 2013.

Stephanie C. Rattenborg

Subscribed and sworn to before me by Stephanie C. Rattenborg, this 10th day of June, 2013.

KRISTY PUFFETT
Commission Number 735255
My Commission Expires
November 28, 2014

Notary Public in and for the State of Iowa.