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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)
Joshua R. Demmer, 300 East Fayette Street, Manchester, IA 52057

Return Document To: (Name and complete address)
Joshua R. Demmer, 300 East Fayette Street, Manchester, IA 52057

Grantors:
Daniel A. Schulte, as Trustee of the Daniel A. Schulte Trust Agreement executed March 22, 2011 as may be amended; and Ann L. Schulte, as Trustee of the Ann L. Schulte Trust Agreement executed March 22, 2011, as may be amended

Grantees:
Joshua R. Demmer
Jacquelyn A. Demmer

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:
Lot Six (6) of Fawn Trail being a subdivision of Parcel C in Section 17 and Parcel G in Section 18; all in Township 89 North, Range 5 West of the Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2005, Page 1694

State of IOWA County of DELAWARE ss:

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

1. I am the trustee under the Trust dated March 22, 2011, to which the above-described real estate was conveyed to the trustee by Daniel A. Schulte and Ann L. Schulte, pursuant to an instrument recorded the 29 day of March, 2011, in the office of the Delaware County Recorder in Book 2011, Page 1074 (insert recording data).

2. I am the presently existing trustee under the Trust and I am authorized to transfer the above described real estate to Joshua R. Demmer and Jacquelyn A. Demmer (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 alive.

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

Ann L. Schulte
Ann L. Schulte Affiant

Signed and sworn to (or affirmed) before me on May 8, 2014, by Ann L. Schulte.

SARAH R. LEONARD
Commission Number 762480
My Commission Expires
~~April 6, 2016~~

Sarah R. Leonard, Notary Public

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