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Document 2014 2116 Type 06 010 Pages 2
Date 8/28/2014 Time 9:54:28AM
Rec Amt $19.00

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Return to &
PREPARED BY: Michael A. Bowman, Shimanek & Bowman, 114 S. Cedar St., Monticello, IA 52310, PH: (319) 465-5448

STATE OF IOWA)
) **ss.** **AFFIDAVIT RE: TITLE**
COUNTY OF JONES)

COMES NOW, Michael A. Bowman, being first duly sworn, do hereby depose and state under oath as follows:

1. That I am an attorney and have practiced law in Jones and Delaware Counties in Iowa since 1978.

2. That I caused to be prepared a certain warranty deed form Jay M. Yanda and Mary C. Yanda, husband and wife to Susan K. Kramer, conveying the following described property, to-wit:

Lot Nine (9) of Table Rock Addition A Subdivision of Blocks 21 and 22, Hopkinton Second Addition by H.A. Carter to Hopkinton, Delaware County, Iowa, according to Plat recorded in Book 7 Plats, Page 44

3. That the deed of conveyance was dated June 27, 2014, and filed for record on June 27, 2014, in Book 2014, page 1517 of the Delaware County records.

4. That this deed incorrectly showed Susan K. Kramer, as taking title as joint tenants, when in fact, she took title in her name alone, and there is no joint owner, and she took title as a single person.

5. Further, Susan K. Kramer signed a mortgage to Farmers & Merchants Savings Bank, dated and filed June 27, 2014, and recorded in Book 2014, page 1518 of the Delaware County Records. This mortgage shows the grantor as Sue K. Kramer. Sue K. Kramer is one and the same person as Susan K. Kramer, not married at the time the mortgage was executed.

Dated this 25 day of August, 2014.

Michael A. Bowman

STATE OF IOWA)
) ss.
JONES COUNTY)

On this 25 day of August, 2014, before me, the undersigned, a Notary Public in and for said State, personally appeared Michael A. Bowman, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that she executed the same as her voluntary act and deed.

NOTARIAL SEAL IOWA
CINDA PETRICK
COMMISSION # 199043
MY COMMISSION EXPIRES
10 - 20 - 2016

Notary Public in and for said State