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Book 2016 Page 2853

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Daneen Schindler, 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)
Adam J. Moorman, 2184 160th Street, Manchester, IA 52057

Return Document To: (Name and complete address)
Adam J. Moorman, 2184 160th Street, Manchester, IA 52057

Grantors:
Virginia L. Von Talge Charitable Remainder Annuity Trust

Grantees:
Adam J. Moorman

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: An undivided 80% interest in and to the following described real estate: The South one-half (S1/2) of the Northeast Quarter (NE1/4) of Section Fourteen (14), Township Eighy Nine (89) North, Range Five (5), West of the Fifth P.M., except Parcel A in the SE 1/4 - NE 1/4 Section 14-T89N-R5W Delaware County, Iowa, according to plat recorded in Book 2011, Page 1225.

STATE OF IOWA, COUNTY OF DELAWARE, ss:

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

1. I am the trustee under the Virginia L. Von Talge Charitable Remainder Annuity Trust dated _____, to which the above-described real estate was conveyed to the trustee by Virginia L. Von Talge, pursuant to an instrument recorded on August 22, 2016, in the office of the Delaware County Recorder in Book 2016, Page 2215 (insert recording data).
2. I am the presently existing trustee under the Trust and I am authorized to sell any trust property including real estate 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. ~~Form 706, United States Estate Tax return, _____* required to be filed as a result of the death of the Grantor.~~
6. ~~An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2 and 3.~~
7. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Virginia L. Von Talge affiant

~~Virginia~~ L. Von Talge, Affiant
Virginia

Signed and sworn to (or affirmed) before me on October 8th, 2016, by Virginia L. Von Talge.

MARVIN W WATERHOUSE
Notarial Seal - Iowa
Commission # 406854
My Commission Expires 5-12-2018

Marvin W. Waterhouse
Signature of Notary Public

~~*THE CORRECT OPTION MUST BE SELECTED TO DETERMINE WHETHER THE IOWA ESTATE TAX MAY CONSTITUTE A LIEN ON THE ABOVE DESCRIBED PROPERTY.~~

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