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Book 2017 Page 2430

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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)
Kerby L. Seeley and Sarah M. Tweedy, 16375 189th Street, Manchester, IA 52057

Return Document To: (Name and complete address)
Kerby L. Seeley and Sarah M. Tweedy, 16375 189th Street, Manchester, IA 52057

Grantors:
Michael J. Sebeny as Trustee of the
Michael J. Sebeny Revocable Living
Trust

Grantees:
Kerby L. Seeley
Sarah M. Tweedy

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lots Eleven (11) and Twenty Two (22) of North Ridge Subdivision in the Southeast Quarter of the Southwest Quarter of Section 18, Township 89 North, Range 5 West of the 5th Principal Meridian, according to plat recorded in Book 7 Plats, Page 65.

STATE OF IOWA, COUNTY OF Delaware, ss:

I, Michael J. Sebeny, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Michael J. Sebeny Revocable Living Trust dated _____, to which the above-described real estate was conveyed to the trustee by Michael J. Sebeny and Penny D. Sebeny, pursuant to an instrument recorded on November 9, 2012, in the office of the Delaware County Recorder in Book 2012, Page 3849 (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 Kerby L. Seeley and Sarah M. Tweedy 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, IS NOT * 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.

Michael J. Sebeny, Affiant

Signed and sworn to (or affirmed) before me on August 17, 2017 by Michael J. Sebeny.

TERESA TURNIS
Commission Number 723636
My Comm. Exp. 7-25-18

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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