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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

INDIVIDUAL TRUSTEE'S AFFIDAVIT
Recorder's Cover Sheet

Preparer Information:
Thomas J. Hanson, 401 East Main Street, Manchester, IA 52057, Phone: (563) 927-5920

Taxpayer Information:
Roger L. and Frieda J. McDowell, 1515 190th Street, Manchester, IA 52057

Return Address
(X) Roger L. and Frieda J. McDowell, 1515 190th Street, Manchester, IA 52057

Grantors:
George M. Knipp and Mary M. Knipp Revocable Inter Vivos Trust

Grantees:
Roger L. McDowell
Frieda J. McDowell

Legal Description: See Page 2

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: All South of the road of the South one-half (S½) of the Southwest Quarter (SW¼) of Section Twenty Five (25), Township Eighty Nine (89) North, Range Six (6), West of the Fifth P.M., except the East two (2) acres of that part of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of said Section Twenty Five (25) lying South of the road running diagonally through said forty and except also the West four (4) acres of the Southwest Quarter (SW¼) of the Southwest Quarter (SW¼) of said Section Twenty Five (25), and also except Parcel C and Parcel D, but including Parcel E in the SE ¼ of the SW ¼ of Section 25, Twp. 89 North, Range 6 West of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 8 Plats, Page 69.

STATE OF IOWA, COUNTY OF DELAWARE, ss:

I, Karol Johnson, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the George M. Knipp and Mary M. Knipp Revocable Inter Vivos Trust dated March 11, 1992, to which the above-described real estate was conveyed to the trustee by George M. Knipp and Mary M. Knipp, pursuant to an instrument recorded March 13, 1992, in the office of the Delaware County Recorder in Book 129, L.D., Page 147.

2. I am one of the presently existing trustees under the Trust and I am authorized to transfer the above described real estate to Roger L. McDowell and Frieda J. McDowell 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 grantors of the trust are not alive.

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

6. There is no federal estate tax due or Iowa inheritance due as a result of the death of George M. Knipp and Mary M. Knipp.

Karol Johnson

Karol Johnson, Affiant

Signed and sworn to (or affirmed) before me on December 9, 2017, by Karol Johnson.

Marvin W. Waterhouse

Signature of Notary Public

MARVIN W WATERHOUSE
Notarial Seal - Iowa
Commission # 406854
My Commission Expires 5-12-18