Recorded: 5/9/2018 at 2:21:32.0 PM
Fee Amount: $12.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2018 PG: 1217

INDIVIDUAL TRUSTEE'S AFFIDAVIT

THE IOWA STATE BAR ASSOCIATION
Official Form No. 113
Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Steven E. Carr, 117 S. Franklin Street, PO Box 333, Manchester, IA 52057, Phone: (563) 927-4164

Taxpayer Information: (Name and complete address)
John Henry Yoder and Fannie L. Yoder, 2852 220th Avenue, Delhi, IA 52223

Return Document To: (Name and complete address)
John Henry Yoder and Fannie L. Yoder, 2852 220th Avenue, Delhi, IA 52223

Grantors:
Jeffrey A. Graves

Grantees:
John Henry Yoder
Fannie L. Yoder

Legal description: See Page 2

Document or instrument number of previously recorded documents:

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INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: An undivided 50% interest in: Parcel 2014-18 In Part Of The East Half Of The Southwest Fractional Quarter And Part Of The Southeast Quarter Of The Northwest Fractional Quarter, All In Section 6, Township 87 North, Range 4 West Of The 5th P.M., Delaware County, Iowa, according to plat recorded in Book 2014, Page 1021

STATE OF IOWA, COUNTY OF DELAWARE, ss:

I, Jeffrey A. Graves, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Jeffrey A. Graves Revocable Trust dated August 16, 1996, to which the above-described real estate was conveyed to the trustee by Jeffrey A. Graves, pursuant to an instrument recorded on May 16, 2014, in the office of the Delaware County Recorder in Book 2014, Page 1122 (insert recording data).
2. I am the presently existing trustee under the Trust and I am authorized to convey the above-described real estate to John Henry Yoder and Fannie L. Yoder 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.

Jeffrey A. Graves, Affiant

Signed and sworn to (or affirmed) before me on May 15, 2018, by Jeffrey A. Graves.

STEVEN E. CARR
Commission Number 713328
My Commission Expires
October 30, 2019

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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