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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

HMBK

INDIVIDUAL TRUSTEE'S AFFIDAVIT
Recorder's Cover Sheet

Preparer Information:
Thomas J. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057
Phone: (563) 927-5920

Taxpayer Information:
Roxanne I. Heinrichs, 112 Bailey Drive Unit A, Manchester, IA 52057

Return Document To:
Roxanne I. Heinrichs, 112 Bailey Drive Unit A, Manchester, IA 52057

Grantors:
James W. Pink Trust Agreement and Mary C. Pink Trust Agreement

Grantees:
Roxanne I. Heinrichs

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Unit A in Bailey Drive Estates, according to Declaration of Submission to a Horizontal Property Regime and of Easements, Restrictions and Covenants for Bailey Drive Estates Manchester, Iowa, recorded in Book 2005, Page 3954, and First Amendment to Declaration of Submission to a Horizontal Property Regime and of Easements, Restrictions and Covenants for Bailey Drive Estates Manchester, Iowa, recorded in Book 2019, Page 837, together with the undivided interest in the common elements appurtenant to said Unit.

STATE OF IOWA, COUNTY OF Delaware, ss:

We, Teresa Marie Wickman and Mary C. Pink, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. We are the trustees under the James W. Pink Trust Agreement to which the above-described real estate was conveyed to the trustees by Eastern Iowa Pumping, Inc, pursuant to an instrument recorded December 9, 2005, in the office of the Delaware County Recorder in Book 2005, Page 4367.
2. We are the presently existing trustees under the Trust and are authorized to transfer the above described real estate to Roxanne Heinrichs without any limitation or qualification whatsoever.
3. The Trust is in existence and we, as trustees, are authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
4. The grantor is deceased.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Teresa Marie Wickman, affiant
Teresa Marie Wickman, Affiant

Mary C Pink affiant
Mary C. Pink, Affiant

Signed and sworn to (or affirmed) before me on July 23, 2020, by Teresa Marie Wickman.

MARY KAY STARKS
Commission Number 773649
My Commission Expires
June 29, 2021

Mary Kay Starks
Signature of Notary Public

Signed and sworn to (or affirmed) before me on July 23, 2020, by Mary C. Pink.

MARY KAY STARKS
Commission Number 773649
My Commission Expires
June 29, 2021

Mary Kay Starks
Signature of Notary Public

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