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Date 8/13/2020 Time 11:32:13AM
Rec Amt $12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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:
Eileen C. Hellmann - Trustee, Eileen C. Hellmann Revocable Trust, 713 Prospect Street, Ryan, IA 52330

Return Document To:
Thomas J. Hanson, Hanson Law Office, 401 E Main St, Manchester, Iowa 52057

Grantors:
Ambrose J. Hellmann Revocable Trust Dated 12-21-2004

Grantees:
Eileen C. Hellmann 2004 Revocable Trust Dated 12-21-2004

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: An undivided one-half interest in and to the following described real estate:

Lot Ten (10) and the North thirty-five (35) feet of Lot Eleven (11), Block Two (2), Sunset Acres Subdivision to Ryan, Iowa, according to plat recorded in Book 2 Plats, Page 81.

STATE OF IOWA, COUNTY OF DELAWARE, ss:

I, Eileen C. Hellmann, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Ambrose J. Hellmann 2004 Revocable Trust trust dated December 21, 2004, to which the above-described real estate was conveyed to the trustee by Ambrose J. Hellmann and Eileen C. Hellmann as Co-Trustees of the Hellmann Family Revocable Living Trust pursuant to an instrument recorded January ~~25~~ 20, 2005, in the office of the Delaware County Recorder in Book 2005, Page 230.
2. I am the presently existing trustee under the Trust and I am authorized to transfer the above described 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 is deceased. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Eileen C. Hellmann

Eileen C. Hellmann, Affiant

Signed and sworn to (or affirmed) before me on August 12, 2020, by Eileen C. Hellmann.

THOMAS J. HANSON
Commission Number 115040
My Commission Expires
September 22, 2022

Signature of Notary Public

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