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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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After Recording Return To: Eric W. Johnson, P.O. Box 178, Waterloo, IA 50704-0178

EXPLANATORY AFFIDAVIT

STATE OF IOWA)
) ss.
COUNTY OF BLACK HAWK)

COMES NOW the undersigned and states:

1. That I am the attorney for Mary K. Fransen and am familiar with the irrevocable farm trust that was established for Mary K. Fransen on May 24, 1996 ("Trust").
2. That the Trust owned the following farmland ("Farmland") in Delaware County, Iowa:

The East ninety two (92) acres of the Southwest fractional Quarter (SWfr ¼) of Section Six (6); and the Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4) except that part described as commencing at a point eight hundred thirty one (831.0) feet East of the Northwest corner of said Northeast Quarter (NE1/4), thence East two hundred eighteen and five-tenths (218.5) feet along the North line of said Northeast Quarter (NE1/4), thence South 1° 42' West one hundred fifty five (155.0) feet, thence West one hundred fourteen and five tenths (114.5) feet, thence North 1° 42' East sixty five (65.0) feet, thence West one hundred four (104.0) feet, thence North 1° 42' East Ninety (90.0) feet to the point of beginning; and the West nine and twenty seven-thirty seconds (9 27/32) acres of the North nine-sixteenths (N9/16) of the East one-half (E1/2) of the Northeast Quarter (NE1/4); and commencing eighty (80.0) rods East of the Northwest corner of Section Seven (7), thence East ninety one and seventy three one-hundredths (91.73) rods, thence South far enough to make fifty one and seventy three one-hundredths (51.73) acres, thence West ninety one and seventy three one-hundredths (91.73) rods, thence North to the point of beginning, in Section Seven (7), all in Township Ninety (90) North, Range Six (6), West of the Fifth P.M. and The West 41.06 acres of the NW 1/4 of the fractional NW 1/4 of Section 7-90-6.

3. That Farmland has been conveyed from the Trust to Ryan Gericke and Christopher Gericke with a life estate to Mary Kay Fransen, pursuant to a quit claim deed filed with the Delaware County, Iowa Recorder on November 7, 2022 as Document No. 2022 3343 and refiled on December 5, 2022 as Document No. 2022 3574.
4. That the name of the Trust on said quit claim deed refers to the Trust as the "Mary K. Fransen Farm Trust" while previous documents referred to the same Trust as the "Mary K. Franzen Irrevocable Trust Dated May 24, 1996".
5. That I make this affidavit to clear up any ambiguity regarding the name of the Trust and to confirm that the "Mary K. Fransen Farm Trust" and the "Mary K. Franzen Irrevocable Trust Dated May 24, 1996" are one and the same trust.

Dated this 16 day of January, 2023.

Eric W. Johnson

Subscribed and sworn to before me by Eric W. Johnson, this 16 day of January, 2023.

Pamela Sue Hickman
Notary Public

PAMELA SUE HICKMAN
COMMISSION NO. 810344
MY COMMISSION EXPIRES
MAY 8, 2024