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Date 11/21/2025 Time 10:56:10AM
Rec Amt $12.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

BENEFICIARY AFFIDAVIT
Recorder's Cover Sheet

Preparer Information: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644, Phone: (319) 334-3704

Taxpayer Information: Brian D. Francois and Joyce L. Francois, 1022 210th Street, Masonville, IA 50654

Return Document To: Stephanie A. Sailer of Roberts & Eddy, P.C., 2349 Jamestown Ave, Suite 4, Independence, IA 50644

Grantors: Robert J. Francois Revocable Trust U/A dated July 21, 2022 and Olive Ann Francois Revocable Trust U/A dated July 21, 2022

Grantees: Brian D. Francois and Joyce L. Francois

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

BENEFICIARY AFFIDAVIT

RE: **Lot Six (6), Seven (7), Eight (8) and Nine (9) except that part of said Lot Nine described as commencing at the Northeast corner of said Lot Nine (9), thence South three and twenty six one hundredths (3.26) chains, thence West one and six tenths (1.6) chains, thence North three and twenty six one-hundredths (3.26) chains, thence East one and six tenths (1.6) chains to the beginning, all being in Masonville, Delaware County, Iowa, and the same being part of the Northeast Quarter (NE ¼) of Section Thirty One (31), Township Eighty Nine (89) North, Range Six (6), West of the Fifth P.M. except Parcel "A" -A subdivision to Lot 6, City of Masonville, located in the Northwest Quarter (NW¼) of the Northeast Quarter (NE¼) of Section Thirty One (31), Township Eighty Nine (89) North, Range Six (6), West of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 6 Plats, Page 170.**

We, Brian D. Francois and Joyce L. Francois, husband and wife, being first duly sworn (or affirmed) under oath depose and state that we are the recipients of the real estate described above. The recipients have relied upon the Affidavit dated November 20, 2025, by Robert J. Francois, Trustee of the Robert J. Francois Revocable Trust U/A dated July 21, 2022 and Olive Ann Francois, Trustee of the Olive Ann Francois Revocable Trust U/A dated July 21, 2022. The recipients have no notice or knowledge of any adverse claims arising out of the execution and recording of the deed from the trustees. This Affidavit is given to establish reliance on the Affidavit referred to above for all purposes contemplated under Iowa Code Section 614.14.

Dated: November 20, 2025.

Brian D. Francois

Brian D. Francois

Joyce L. Francois

Joyce L. Francois

STATE OF IOWA, COUNTY OF Delaware ;

This record was acknowledged before me on this 20th day of November, 2025, by Brian D. Francois and Joyce L. Francois, husband and wife.

Leticia Timmerman

Signature of Notary Public

NOTARIAL SEAL IOWA

LETICIA M. TIMMERMAN
Commission Number 752824
My Commission Expires
June 21st 15, 2026