Fred A. & Jennie Kayser, #452

To

The Public. Fee $.80✓

Filed for record the 27th day of February A. D. 1933 at 11:22 o'clock A. M.

Maggie Reese Hobbs, Recorder.
Jessie Allgeyer, Deputy.

AFFIDAVIT

STATE OF IOWA,
SS;
Hamilton County.

We, Fred A. Kayser and Jennie Kayser, being first duly sworn, depose and say: That we are the identical persons who made, executed and delivered a certain deed to the Guaranty Life Insurance Company, of Davenport, Iowa, dated the 26th day of January A. D. 1933, conveying all our interest in the following described property, to-wit: The East One-half (E½) of the South West quarter (SW¼) of Section Thirty-two (32), Township Seventy-seven (77) North Range Twenty-six (26), and the West One-half (W½) of Fractional North East quarter (NE¼) and the North East quarter (NE¼) of fractional North West quarter (NW¼) of Section Five (5), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P. M., Madison County, Iowa.

That the aforesaid deed was an absolute conveyance of the title to said premises to the grantee named therein in effect as well as in form, and was not and is not now intended as a mortgage, trust conveyance, or security of any kind, and that possession of said premises has been surrendered to the said grantee; that the consideration in aforesaid deed was and is payment to deponents of the sum of $1.00 by the grantee named therein, receipt for which is hereby acknowledged, together with the full cancellation of all debts, obligations, costs and charges heretofore existing under and by virtue of the terms of a certain mortgage heretofore existing on the property therein and hereinbefore described executed by Frank C. Snyder and wife Mabel F. Snyder and Fred A. Kayser and Jennie Kayser, his wife as mortgagors to the Guaranty Life Insurance Company, as mortgagee, dated February 15th, 1925 and recorded in Book "78" Mtge. Record, page 110 of the Records of Madison County, Iowa, and the cancellation of record by said grantee of said mortgage, and the delivery to this affiant of the note or other evidence of debt secured by said mortgage, duly cancelled, receipt of which said cancelled note is hereby acknowledged.

That the aforesaid deed and conveyance was made by this deponents as the result of their request that the grantee accept such deed and was their free and voluntary act; that at the time of making said deed these deponents felt and still feel that the mortgage indebtedness above mentioned represented a fair value of the property so deeded; that said deed was not given as a preference against any other creditors of the deponents or either of them; that at the time it was given there was no other person or persons, firms or corporations, other than the grantee therein named interested, either directly or indirectly in said premises; that these deponents are solvent and have no other creditors whose rights would be prejudiced by such conveyance, and that deponents are not obligated upon any bond or other mortgage whereby any lien has been created or exists against the premises described in said deed; and that the deponents in offering to execute the aforesaid deed to the grantee therein, and in executing same was not acting under any duress, undue influence, misapprehension or mis representation by the grantee in said deed, or the agent or attorney or any other representative of the grantee in said deed, and that it was the intention of these deponents

as grantors in said deed to convey and by said deed these deponents did convey to the grantee therein all their right, title and interest absolutely in and to the premises described in said deed.

This affidavit is made for the protection and benefit of the aforesaid grantee in said deed, its successor and assigns, and all other parties hereafter dealing with or who may acquire an interest in the property described therein, and shall bind the respective heirs, executors administrators and assigns of the undersigned.

Fred A. Kayser
Jennie Kayser

Subscribed and sworn to before me this 30th day of January, 1933.

NOTARIAL SEAL

Anna Jutte
Notary Public in and for Hamilton County, Iowa.