Subscribed and sworn to before me this 21st day of April, 1943.

NOTARIAL SEAL

Eskil C. Carlson Notary Public in and for Polk County, Iowa

J. R. Astley — #1704 — To The Public — Fee $.60

Filed for record the 24 day of April A.D. 1943 at 10:10 o'clock A.M.

Pearl E. Shetterly, Recorder

AFFIDAVIT EXPLANATORY OF TITLE

STATE OF IOWA COUNTY OF POLK) SS:

TO WHOM IT MAY CONCERN: I, J. R. Astley, being first duly sworn on oath do depose and say that for a number of years prior to May 12, 1931, I was Cashier of Valley Savings Bank, sometimes known as Valley Savings Bank of Des Moines, Iowa, a banking corporation organized and existing under the laws of the State of Iowa, which held a mortgage made, executed and delivered to it by George W. Carpenter and Minerva Carpenter, his wife, under date of February 26, 1920, securing the payment of $18,000.00, which mortgage was recorded in the office of the Recorder of Madison County, Iowa, on the 27th day of February, 1920 at 10:45 A.M., in Book 69 of Mortgages, at page 178.

That thereafter and on the 12th day of May, 1931 proceedings were instituted in the District Court of the State of Iowa in and for Madison County, in Equity No. 14994, for the foreclosure of said mortgage in which George W. Carpenter was joined as a party defendant; that thereafter and on or about the 10th day of October, 1931 an amendment was made to the petition for the foreclosure of said mortgage in which all allegations contained in the said original petition were reiterated, realleged and reaffirmed but in which James Kinney and Mrs. James Kinney were joined as additional parties defendant on account of an interest in the title held or claimed to be held by them junior and inferior to the lien of plaintiff's mortgage which by inadvertance and by typographical error was identified in the prayer of the said amendment to petition as being dated March 6, 1925.

This affiant from his personal knowledge affirms and states the fact to be that the only mortgage Valley Savings Bank held against the

Northwest Quarter and the Southwest Quarter of the Northeast Quarter of Section 2, Township 74 North Range 28, Madison County, Iowa,

during the period of the above identified proceedings was the one first above identified and that reference to any mortgage as being dated March 6, 1925 was clearly erroneous; that in truth and in fact reference in the prayer of said amendment to petition to an $18,000.00 mortgage covering the premises involved in said proceedings should have been to the aforesaid mortgage dated

February 26, 1920.

This affidavit explanatory of title to the above described premises is made at the instance and request of Valley-Des Moines Company, the record titleholder in possession thereof.

Further affiant sayeth not.

J R Astley

Subscribed and sworn to by the said J. R. Astley before me this 23d day of April, 1943.

(Notarial Seal)

Elizabeth Elsasser Notery Public
in and for Polk County, Iowa
My Commission expires July 4, 1945

TO THE COUNTY RECORDER OF MADISON COUNTY, IOWA:

As record holder in possession of the premises described in the above and foregoing affidavit of J. R. Astley, you are directed to file and record the said affidavit pursuant to provisions of Section 10073 of the 1939 Code of Iowa.

(CORPORATE SEAL) COMPARED

VALLEY-DES MOINES COMPANY
By R. E. Huber Secretary