



Document 2019 2563

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INDX
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Preparer: Matthew D. Kern, 4201 Westown Pkwy - Ste 250, W. Des Moines, IA 50266 (515) 283-1801 (1587RTE)

Return To: Joel Adams, 1521 Madisyn Circle, Winterset, Iowa 50273

MDK6371

INDIVIDUAL TRUSTEE'S AFFIDAVIT

$\frac{1}{3}$

RE: Lot Four (4) in Block Three (3) of Birchwood Estates Plat No. 1, an
Addition to the City of Winterset, Madison County, Iowa
Address 1521 Madisyn Circle, Winterset, Iowa 50273

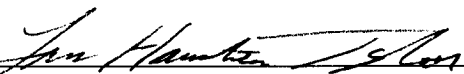



We, **Lance Hamilton Taylor and Kathleen Marie Taylor**, being first duly sworn (or affirmed) under oath, state of our personal knowledge that:

1. We are the trustees under **The Lance Hamilton Taylor and Kathleen Marie Taylor Revocable Trust**, to which the above-described real estate was conveyed to the trust pursuant to a Quit Claim Deed filed of record March 1, 2016 in Book 2016 and Page 519.
2. We are the presently existing trustees under the Trust and we are authorized to convey the above-described real estate to Joel Adams and Sarah Adams, without any limitation or qualification whatsoever.
3. The Trust is in existence and we, as trustees, are authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
4. The grantors of the trust are alive.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Dated: August 15th 2019

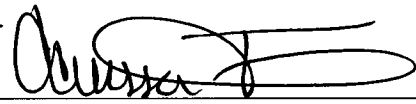
Lance Hamilton Taylor and Kathleen Marie Taylor, as Trustees of The Lance Hamilton Taylor and Kathleen Marie Taylor Revocable Trust

By: 
Lance Hamilton Taylor, Trustee

By: 
Kathleen Marie Taylor, Trustee

STATE OF Iowa)
) ss:
COUNTY OF Polk)

This record was acknowledged before me on August 15th 2019, by **Lance Hamilton Taylor and Kathleen Marie Taylor, as Trustees of The Lance Hamilton Taylor and Kathleen Marie Taylor Revocable Trust.**


Notary Public in and for said State

