



Document 2019 4007

Book 2019 Page 4007 Type 06 034 Pages 2

Date 12/17/2019 Time 2:38:53PM

Rec Amt \$12.00

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**PURCHASER'S AFFIDAVIT  
Recorder's Cover Sheet**

**Preparer Information:** (name, address and phone number)

Mark L. Smith, 101 1/2 W. Jefferson, PO Box 230, Winterset, Iowa 50273

Phone: (515) 462-3731

**Taxpayer Information:** (name and complete address)

Patrick Cook, 1820 210th Street, Winterset, IA 50273

**Return Document To:** (name and complete address)

Patrick Cook, 1820 210th Street, Winterset, IA 50273

**Grantors:**

Patrick Cook

**Grantees:**

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:**

**PURCHASER'S AFFIDAVIT**

(For use with property purchased from an inter vivos trust)

RE: The West Half (1/2) of the Southeast Quarter (1/4) of Section Twenty-five (25), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa; AND the North Half (1/2) of the Northeast Quarter (1/4) of Section Thirty-six (36), Township Seventy-five (75) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "D" located in the Northwest Quarter ( 1/4 ) of the Northeast Quarter ( 1/4) of said Section Thirty-six (36), containing 11.50 acres, as shown in Plat of Survey filed in Book 2018, Page 3737 on November 16, 2018, in the Office of the Recorder of Madison County, Iowa.

STATE OF IOWA, MADISON COUNTY, ss:



I, Patrick Cook, being first duly sworn (or affirmed) under oath depose and state that I am the purchaser of the real estate described above. The purchaser has relied upon the Affidavits dated 12/4/2019, from Candy L. Leonard, trustee of the Larry M. Leonard Revocable Trust dated February 23, 1993 and restated on November 10, 2005 and from Candy L. Leonard, trustee of the Nancy L. Leonard Revocable Trust dated February 23, 1993 and restated on November 10, 2005. The purchaser has no notice or knowledge of any adverse claims arising out of the execution and recording of the deed from the trustee. This Affidavit is given to establish reliance on the Affidavit referred to above for all purposes contemplated under Iowa Code Section 614.14.

Dated 12/16/19.

Patrick Cook  
Patrick Cook, Affiant

Signed and sworn to (or affirmed) before me on 12/16/19, by Patrick Cook.

Mark L. Smith  
Signature of Notary Public

