

**BK: 2020 PG: 1619**  
**Recorded: 5/12/2020 at 2:16:35.0 PM**  
**Pages 2**  
**County Recording Fee: \$12.00**  
**Iowa E-Filing Fee: \$3.00**  
**Combined Fee: \$15.00**  
**Revenue Tax:**  
**LISA SMITH RECORDER**  
**Madison County, Iowa**

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

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

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067  
Phone: (515) 462-4912

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

Kathleen S. Towers, 686 D Avenue, Scranton, IA 51462

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

Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067

**Grantors:**

Kathleen S. Towers

**Grantees:**

Mary Pat Wiedmann as Trustee of the Donald J. Lynch Trust under Trust Agreement dated  
January 31, 2018

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:** N/A

**PURCHASER'S AFFIDAVIT**

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

**RE: The East One-Half (1/2) of the Southwest Quarter (1/4), AND all that part of the West One-Half (1/2) of the Southwest Quarter (1/4) lying East of the road; ALL in Section Two (2), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5<sup>th</sup> P.M., Madison County, Iowa, EXCEPT the following described parcels:**

1. All that part of Parcel "B" located in the South Half (1/2) of the Southwest Quarter (1/4) of said Section Two (2), as shown in Plat of Survey filed in Book 3, Page 213 on April 15, 1998, in the Office of the Recorder of Madison County, Iowa.
2. Parcel "A", located in the North Half (1/2) of the Southwest Quarter (1/4) of said Section Two (2), containing 8.006 acres, as shown in Plat of Survey filed in Book 3, Page 398 on February 24, 1999, in the Office of the Recorder of Madison County, Iowa.
3. Parcel "A", located in the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of said Section Two (2), containing 2.188 acres, as shown in Plat of Survey filed in Book 3, Page 430 on April 28, 1999, in the Office of the Recorder of Madison County, Iowa.
4. All of Winwood Subdivision, located in the Southwest Quarter (1/4) of said Section Two (2), containing 21.934 acres, as shown in Plat of Survey filed in Book 2001, Page 1873 on May 9, 2001, in the Office of the Recorder of Madison County, Iowa.
5. Parcel "H", located in the North Half (1/2) of the Southwest Quarter (1/4) of said Section Two (2), containing 3.02 acres, as shown in Plat of Survey filed in Book 2013, Page 2571 on August 30, 2013, in the Office of the Recorder of Madison County, Iowa.

STATE OF IOWA, COUNTY OF Madison, ss:

I, Kathleen S. Towers, 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 Affidavit dated May 8, 2020, from Mary Pat Wiedmann as Trustee of the Donald J. Lynch Trust under Trust Agreement dated January 31, 2018. 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 this 8<sup>th</sup> day of May 2020.

Kathleen S. Towers  
Kathleen S. Towers, Affiant

Signed and sworn to (or affirmed) before me on this 15<sup>th</sup> day of May, 2020 by Kathleen S. Towers.

Susan Winker  
Notary Public in and for the State of Iowa

