



Document 2020 1967

Book 2020 Page 1967 Type 06 033 Pages 3

Date 6/05/2020 Time 3:32:16PM

Rec Amt \$17.00

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**INDIVIDUAL TRUSTEE'S AFFIDAVIT  
Recorder's Cover Sheet**

**Preparer Information:** Jenna H. Bishop  
100 Court Avenue, Suite 600  
Des Moines, Iowa 50309  
Phone: (515) 246-4403

**Taxpayer Information:** Elliot Corwin  
3223 Cedar Bridge Road  
Winterset, IA 50273

**Return Document To:** Elliot Corwin  
3223 Cedar Bridge Road  
Winterset, IA 50273

**Grantors:**  
Janean S. Kleist, Trustee of the Leona M. Carlson Revocable Trust under Agreement dated October 6, 1993.

**Grantees:**  
Elliot M. Corwin and Tassie L. Corwin, husband and wife as joint tenants with rights of survivorship

**Legal Description:** See Page 2

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

**INDIVIDUAL TRUSTEE'S AFFIDAVIT**

RE: Parcel "C" located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-three (33), and in the North Half (1/2) of the Northwest Quarter (1/4) of Section Thirty-four (34) ALL in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County Iowa, containing 32.76 acres, as shown in Corrected Plat of Survey filed in Book 2, Page 696 on June 6, 1996, in the Office of the Recorder of Madison County, Iowa (and shown subsequently in Retracement Survey filed in Book 2019, Page 3770 on November 26, 2019, in the Office of the Recorder of Madison County, Iowa) **EXCEPT** that part of Parcel "C" described above lying South of the South line of the former right of way of the Chicago, Rock Island and Pacific Railway

AND

Parcel "C" located in the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-three (33), and in the North Half (1/2) of the Northwest Quarter (1/4) of Section Thirty-four (34) ALL in Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5<sup>th</sup> P.M., Madison County Iowa, containing 32.76 acres, as shown in Corrected Plat of Survey filed in Book 2, Page 696 on June 6, 1996, in the Office of the Recorder of Madison County, Iowa (and shown subsequently in Retracement Survey filed in Book 2019, Page 3770 on November 26, 2019, in the Office of the Recorder of Madison County, Iowa) **EXCEPT** that part of Parcel "C" described above lying North of the South line of the former right of way of the Chicago, Rock Island and Pacific Railway

STATE OF Minnesota, COUNTY OF Hennepin, ss:

I, Janean S. Kleist, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Leona M. Carlson Revocable Trust under a Declaration of Trust dated October 6, 1993 Trust, to which the above-described real estate was conveyed to the trustee by Leona M. Carlson, pursuant to an instrument recorded April 28, 2014, in the office of the Madison County Recorder in Book 2014, Page 989.

2. I am the presently existing trustee under the Trust and I am authorized to sell, transfer, and convey the property to Elliot M. Corwin and Tassie L. Corwin, husband and wife as joint tenants with rights of survivorship without any limitation or qualification whatsoever.

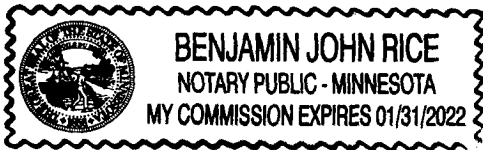
3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.

4. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

5. An Iowa inheritance tax return is not required to be filed pursuant to Section 450.22 subsection 2 and 3.

Janean S. Kleist, Trustee  
Janean S. Kleist

Signed and sworn to (or affirmed) before me on 06/09/20, 2020, by Janean S. Kleist.



Benjamin J Rice  
Signature of Notary Public

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