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LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

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POWER OF ATTORNEY - SHORT FORM

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THE IOWA STATE BAR ASSOCIATION
Official Form No. 119
Recorder's Cover Sheet

PTSB76812

Preparer Information: (name, address and phone number)
Joseph W. Coppola III, 4201 Westown Parkway - Suite 250, West Des Moines, IA 50266, Phone: (515) 283-1801

Taxpayer Information: (name and complete address) Lillian L. Dittrick, 1390 Juniper Trail, EARLHAM, IA 50072

Keturn Document To: (name and complete address)
Lillian L. Dittrick, 1390 Juniper Trail, EARLHAM, IA 50072

Grantors:

Thomas R. Turner III

Grantees:

Lillian L. Dittrick

Legal Description: See Page 2

Document or instrument number of previously recorded documents: ***Document Number TE^{***}

POWER OF ATTORNEY - SHORT FORM

The undersigned, Thomas R. Turner III, of <u>Madison</u> County, Iowa, does hereby make, constitute and appoint Lillian L. Dittrick of <u>Madison</u> County, Iowa, the undersigned's true and lawful Attorney-in-fact, with full right, power and authority to act for the undersigned and in the undersigned's name, place and stead with respect to the following:

To sign, execute, and in any other manner complete the Closing Disclosure, Mortgage and any other documents required in connection with the refinance of property legally described as:

Parcel "B" located in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Twenty-two (22), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 12.27 acres, more or less, as shown in Plat of Survey filed in Book 2019, Page 3818 in the Office of the Madison County, Recorder, Iowa.

Locally known as: 1390 Juniper Trail, EARLHAM, IA 50072

Giving and Granting unto said Attorney-in-Fact the full power and authority to do and perform each and every act, deed, matter and thing whatsoever required and necessary to be done in and about the foregoing, as fully as the undersigned might or could do if personally present and acting.

The undersigned further directs that this Power of Attorney shall take effect immediately and all rights, powers and authority contained herein shall not continue beyond six (6) months from the date hereof. This Power of Attorney shall not be affected by my disability.

The undersigned does hereby authorize said Attorney-in-Fact to relinquish all rights of dower, homestead and distributive share in and to any real estate described herein in which the undersigned has an interest.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: <u>6/1/2026</u>

Thomas R. Turner III

STATE OF DWA) ss:

On this 15t day of 1000, 2020, before me the undersigned, a Notary Public in and for said State, personally appeared Thomas R. Turner III.

