

**BK: 2020 PG: 3183**  
**Recorded: 8/27/2020 at 8:45:47.0 AM**  
**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**

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

**Preparer Information:** (name, address and phone number)  
Edward Fishman, 1009 Main Street, Adel, IA 50003; (515)993-4545

**Taxpayer Information:** (name and complete address)  
Pamela K. Carter, Trustee, 619 E. Front Street, Stuart, IA 50250

**Return Document To:** (name and complete address)  
James E. Van Werden, 1009 Main Street, Adel, IA 50003

**Grantors:**  
Pamela K. Carter, Trustee of Pamela K. Carter Revocable Trust

**Grantees:**  
James E. Van Werden, Trustee of the Mary F. Lotz Charitable Foundation

**Legal Description:** See Page 2

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



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: The Northwest Quarter (NW 1/4) of Section Thirty-two (32), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, EXCEPTING therefrom a parcel of land in the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 32, Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, more particularly described as: Commencing at the Northwest corner of Section 32, in Township 76 North, Range 28 West of the 5th P.M., Madison County, Iowa, thence along the North line of said Section on an assumed bearing of N90°00'00" E, 1516.18 feet to the Point of Beginning, thence S00°04'12" W 353.20 feet, thence S89°57'19" E 200.17 feet, thence N00°04'12" E 353.36 feet to the North line of said section, thence N90°00'00" W 200.17 feet to the Point of Beginning, containing 1.623 acres, more or less including public road, and 1.470 acres, more or less excluding public road.

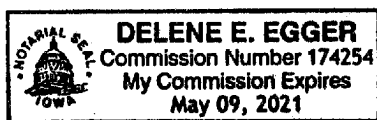
STATE OF IOWA, COUNTY OF Adair, ss:

I, Pamela K. Carter, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

- 1. I am the trustee under the Pamela K. Carter Revocable Trust dated December 17, 2019, to which the above-described real estate was conveyed to the trustee by Wayne K. Carter and Pamela K. Carter, husband and wife, pursuant to an instrument recorded December 19, 2019, in the office of the Madison County Recorder in Book 2019, Page 4029.
2. I am the presently existing trustee under the Trust and I am authorized to convey and grant easements through the above described real estate 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 grantor of the trust is alive.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Pamela K. Carter
Pamela K. Carter, Affiant

Signed and sworn to (or affirmed) before me on July 21, 2020, by Pamela K. Carter.



Delene E. Egger
Signature of Notary Public