



Document 2020 813

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

**TRUSTEES' AFFIDAVIT
Recorder's Cover Sheet**

Preparer Information:

Emily Eisenlauer, 1415 28th St, STE 160 West Des Moines, Iowa 50266
Phone: (515) 727-0986

Taxpayer Information:

James M Cassady, 600 W Turner Street, Truro, IA 50257

Return Document To:

James M Cassady, 600 W Turner Street, Truro, IA 50257

Grantors:

James M Cassady, Brian P Cassady, and Cindi M Cassady, Trustees of the James and Sharon Cassady Irrevocable Trust dated August 31, 2012

Grantees:

James M Cassady and Cindi M Cassady, husband and wife, as joint tenants with full right of survivorship and not as tenants in common

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



TRUSTEES' AFFIDAVIT

RE: An undivided one-half interest in the following:

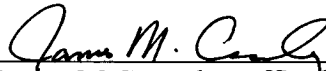
The Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Thirty-three (33); The Southwest Quarter (1/4) of the Northwest Quarter (1/4) and the East Half (1/2) of the Southwest Quarter (1/4) of Section Thirty-four (34), all in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, subject to any easements of record, and;

The Northwest Fractional Quarter (1/4) of the Northeast Quarter (1/4); and the North 43.43 acres of the Northeast Fractional Quarter (1/4) of the Northwest Quarter (1/4) of Section Three (3) in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.


STATE OF IOWA, COUNTY OF POLK, ss:

We, James M Cassady, Brian P Cassady and Cindi M Cassady, being first duly sworn (or affirmed) under oath, state of our personal knowledge that:

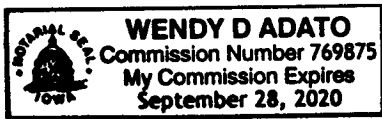
1. We are the trustees under the James and Sharon Cassady Irrevocable Trust dated August 21, 2012, to which the above-described real estate was conveyed to the trustees by James F. Cassady and Sharon R. Cassady, husband and wife, pursuant to an instrument recorded September 4, 2012, in the office of the Madison County Recorder in Book 2012, Pages 2570 and 2571.
2. We are the presently existing trustees under the Trust and we are authorized to transfer the above-described real estate to James M Cassady and Cindi M Cassady, husband and wife, as joint tenants with full right of survivorship and not as tenants in common, by Trustee Warranty Deed, without any limitation or qualification whatsoever.
3. The Trust is in existence and we, as trustees, are authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
4. The grantors of the trust are not alive.
5. Form 706, United States Estate Tax return, **IS NOT*** required to be filed as a result of the death of the Grantor.
6. An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2 and 3. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

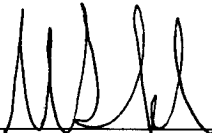

James M Cassady, Affiant


Brian P Cassady, Affiant


Cindi M Cassady, Affiant

Signed and sworn to (or affirmed) before me on March 13, 2020, by James M Cassady, Brian P Cassady and Cindi M Cassady.




Signature of Notary Public

*THE CORRECT OPTION MUST BE SELECTED TO DETERMINE WHETHER THE IOWA ESTATE TAX MAY CONSTITUTE A LIEN ON THE ABOVE DESCRIBED PROPERTY.