

BK: 2021 PG: 1951
Recorded: 5/13/2021 at 8:47:06.0 AM
Pages 3
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.32
Combined Fee: \$20.32
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

PURCHASERS' AFFIDAVIT
Recorder's Cover Sheet

Preparer Information:

Nathan A Russell, 700 Second Avenue, Des Moines, IA 50309
Phone: (515) 243-1914

Taxpayer Information:

Carl Tessmer and Sara Tessmer, 1840 137th Lane, Earlham, IA 50072

Return Document To:

Carl Tessmer and Sara Tessmer, 1840 137th Lane, Earlham, IA 50072

Grantors:

Kenneth R. Young and Florence E. Young, Trustees

Grantees:

Carl Tessmer and Sara Tessmer

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

PURCHASERS' AFFIDAVIT

RE:

See Exhibit "A"

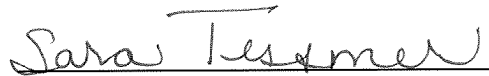
STATE OF IOWA, COUNTY OF MADISON, ss:

We, Carl Tessmer and Sara Tessmer, husband and wife, being first duly sworn (or affirmed) under oath, depose and state that we are the purchasers of the real estate described in Exhibit "A". We have relied upon the affidavit dated May 11, 2021, from Kenneth R. Young and Florence E. Young, Trustees of the Young Family Revocable Living Trust dated March 27, 2006. We have no notice or knowledge of any adverse claims arising out of the execution and recording of the Deed from the Trustees. This affidavit is given to establish reliance on the Trustees' affidavit for all purposes contemplated under Iowa Code § 614.14.

Dated: May 11, 2021.



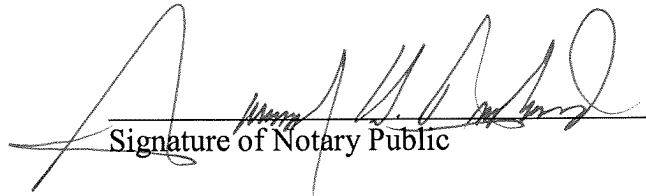
Carl Tessmer, Affiant



Sara Tessmer, Affiant

STATE OF IOWA, COUNTY OF MADISON, ss:

This record was acknowledged before me on May 11, 2021, by Carl Tessmer and Sara Tessmer, husband and wife.



Signature of Notary Public

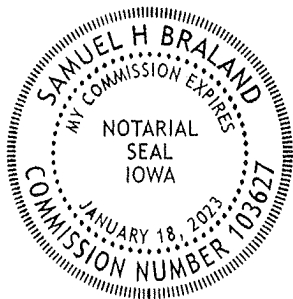


EXHIBIT "A"

The Northwest Quarter (NW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) and the East Half (E $\frac{1}{2}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, EXCEPT a right-of-way 20 feet wide off the North side of the Southeast Quarter (SE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of said Section Twenty-three (23); AND EXCEPT a tract of land located in the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of said Section Twenty-three (23) and more particularly described as follows, to wit:

Commencing at a point 658.94 feet West of Northeast corner of the Southwest Quarter (SW $\frac{1}{4}$) of said Section Twenty-three (23), and on the North line thereof, thence continuing North $89^{\circ}46'$ West 656.06 feet to the Northwest corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of said Section Twenty-three (23), thence South 1,329.75 feet to the Southwest corner of said Northeast Quarter (NE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$), thence North $89^{\circ}55'$ East 656.06 feet along the South line of said Northeast Quarter (NE $\frac{1}{4}$) of the Southwest (SW $\frac{1}{4}$), thence North 1,326.13 feet to the point of beginning, containing 20 acres.