



Document 2021 3390

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Date 8/13/2021 Time 10:14:56AM

Rec Amt \$17.00 Aud Amt \$10.00

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

EV

This Affidavit prepared by and return to:

Joseph K. Strong, P. O. Box 215, Indianola, IA 50125 (515) 961-2574

Taxpayer Information: Nancy D. Phillips, 435 West Street N, Truro, IA 50257

**AFFIDAVIT OF SURVIVING SPOUSE FOR  
CHANGE OF TITLE TO REAL ESTATE**

STATE OF IOWA :  
 :SS  
COUNTY OF WARREN :

I, Nancy D. Phillips, being first duly sworn on oath, depose and state:

1. I am the surviving spouse of Terry K. Phillips, who died on the April 24, 2021.


2. The following described real estate was owned by Terry K. Phillips and this Affiant, as joint tenants with full rights of survivorship and not as tenants in common at the time of his death:

See Addendum

3. The value of the estate of Terry K. Phillips, did not exceed the Federal Estate Tax Equivalent Exemption at the time of his death.

4. The estate of Terry K. Phillips, including this property, is not subject to Iowa inheritance tax.

5. I hereby request that the auditor enter this information on the transfer books pursuant to Section 558.66 of the Iowa Code.

  
\_\_\_\_\_  
Nancy D. Phillips

Subscribed and sworn to before me by Nancy D. Phillips, this 29 day of July, 2021.



\_\_\_\_\_  
Notary Public - State of Iowa

## ADDENDUM

### No. 1

The West One-half (1/2) of the Northwest Quarter (1/4) which is East of present road and the roadbed South of river, the Northeast Quarter (1/4) of the Southwest Quarter (1/4) all in Section Thirty-four (34), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5<sup>th</sup> P.M., Madison County, Iowa, and an easement to a tract described as beginning 20 feet North of the Northeast corner of the Northwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-four (34), thence South twenty (20) feet, thence East twenty (20) feet, thence northwesterly to the point of beginning, together with all easements and servient estates appurtenant thereto

### EXCEPT

Parcel "A" located in the Northwest Quarter of the Northwest Quarter of Section 34, Township 74 North, Range 26 West of the 5<sup>th</sup> P.M., Madison County, Iowa, as shown in the Plat of Survey recorded in Book 2015, Page 944 of the Recorder's Office of Madison County, Iowa. Grantors hereby reserve for themselves, their heirs, successors and assigns, an access easement 20 feet in width, as shown on said Plat of Survey recorded in Book 2015, Page 944 of the Recorder's Office of Madison County, Iowa

### No. 2

The South Half of the Southwest Quarter (S1/2 SW1/4) of Section Thirty-three (33) and the Southwest Quarter of the Southeast Quarter (SW1/4 SE1/4) of Section Thirty-three (33), except a tract of land described as follows: Commencing at the Northeast Corner of said 40-acre tract and running thence West 40 rods; thence South to the middle of South River; thence down said river to the East Line of said 40-acre tract; thence North to the place of beginning; said exception containing 13 acres, more or less; all in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5<sup>th</sup> P.M., Madison County, Iowa