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INDX
ANNO
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Prepared by/Return to: Breanna Young, 215 10th St., Ste. 1300, Des Moines, IA 50309 T: (515) 288-2500
Taxpayer: Remington A. Hutton, 2515 Victory Ln., St. Charles, IA 50240

1/7

TRUSTEE'S AFFIDAVIT

RE: An undivided one-half interest in and to: Lots One (1) through Twenty-two (22), inclusive, in Block Eight (8) in the Town of Hanley, Madison County, Iowa, formerly known and platted as West St. Charles, Madison County, Iowa; AND the East Half (E½) of the Vacated Alley lying West of said Lots One (1) through Twenty-two (22), inclusive; AND the North Half (N½) of Olive Street, running from the Southwest corner of said Lot Twenty-two (22) to a point located 40 feet East of the Southeast corner of said Lot Twenty-two (22).



STATE OF IOWA, COUNTY OF MADISON, ss:

I, Cody A. Hutton, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee of Trustee of the Cody A. Hutton Trust to which the above-described real estate was conveyed pursuant to an instrument filed on September 1, 2016 at Book 2016, Page 2543 in the Madison County Recorder's Office.
2. I am the presently existing trustee under the Trust and I am authorized to transfer all the Trust's interest in and to said real estate to Remington A. Hutton, 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 above, free and clear of any adverse claims.
4. The grantor of the trust is alive, and the trust is revocable.

Dated: May 23, 2022.

Cody A. Hutton, Trustee of the Cody A. Hutton Trust

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on May 23, 2022, by Cody A. Hutton, as trustee of the above-named trust.

Notary Public