

BK: 2022 PG: 2288
Recorded: 8/2/2022 at 11:50:28.0 AM
Pages 4
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

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

Preparer Information: (name, address and phone number)

Paul E. Carey, 666 Grand Avenue, Suite 2000, Des Moines, IA 50309, Telephone: (515) 242-2400

Taxpayer Information:

Anne E. Schafer, 7566 Tupelo Cove, San Diego, CA 92126

Return Document To:

Paul E. Carey, 666 Grand Avenue, Suite 2000, Des Moines, IA 50309

Grantors:

Anne E. Schafer as Trustee of the Fred R. Hunter Trust U/A DTD October 2, 1962, as amended

Grantees:

Anne E. Schafer

Legal Description: See Exhibit "A"

Document or instrument number of previously recorded documents:

INDIVIDUAL TRUSTEE AFFIDAVIT

RE: SEE EXHIBIT A ATTACHED HERETO FOR LEGAL DESCRIPTION

STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, ss:

I, Anne E. Schafer, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the Trustee under the Fred R. Hunter Trust U/A/D October 2, 1962, as amended (the "Trust"), to which the real legally described on Exhibit "A" attached hereto and hereby incorporated by this reference (the "Real Estate") was conveyed to the Trustee by R.B. Hunter and Nellie M. Hunter pursuant to a Warranty Deed filed of record with the Madison County Recorder on December 15, 1975, in Book 46, Page 762 (Document Number 1774).

2. I am the presently existing Trustee under the Trust and I am authorized to convey the real estate described on the attached Exhibit A to Anne E. Schafer, 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 not alive.

5. No Iowa inheritance tax is due or owing as a result of the death of the Grantor.

6. Form 706, United States Estate Tax return, **IS NOT** required to be filed as a result of the death of the Grantor.

7. The Trust is irrevocable. Three of the beneficiaries of the Trust are deceased. No Form 706 United States Estate Tax return was required to be filed as re result of any such beneficiary's death. No inheritance tax is due or owing as a result of the death of any of the beneficiaries.

AFFIANT:

Fred R. Hunter Trust

U/A/D October 2, 1962, as amended

By: Anne E. Schafer, Trustee
Anne E. Schafer, Trustee

Signed and sworn to (or affirmed) before me on ^{May} April 13, 2022, by Anne E. Schafer, as Trustee of the above-entitled Trust. **The notarial act of California State is attached.**

Exhibit A

The East Half (E ½) of the Northeast Quarter (NE ¼) of Section Seven (7) in Township Seventy-seven (77) North, Range Twenty-Eight (28) West of the 5th P.M., Madison County, Iowa, consisting of 80 acres, more or less.

AND

The South 0.66 Acres of Lot Four (4) of Sub-Division Plot of the South Half (S ½) of the Southeast Quarter (SE ¼) of Section Six (6) Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Town of Earlham, Madison County, Iowa.

CALIFORNIA JURAT

GOVERNMENT CODE § 8202



A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of SAN DIEGO

Subscribed and sworn to (or affirmed) before me on this 13th day of MAY, 2022 by
Date Month Year

(1) Anne Elizabeth Schafer

(and (2) _____),
Name(s) of Signer(s)



proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature Mark A. Cano
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Individual Trustee Affidavit

Document Date: MAY 13, 2022 Number of Pages: 3

Signer(s) Other Than Named Above: _____

