



Document 2022 2802

Book 2022 Page 2802 Type 06 033 Pages 1
Date 9/23/2022 Time 11:16:41AM
Rec Amt \$7.00

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

✓ **Preparer:** Danielle Guisinger, 7043 Vista Drive, W. Des Moines, IA 50266 (515) 864-9370 (1422SS)
Return To: Fred and Darcy Van Bergen, 29070 530th Avenue, Kelley, IA 50134
Taxpayer Information: Fred and Darcy Van Bergen, 29070 530th Avenue, Kelley, IA 50134

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Amended Parcel "E" shown located in the West Half (1/2) of the Southwest Quarter (1/4) of Section Four (4) and the West Half (1/2) of the Northwest Quarter (1/4) of Section Nine (9), all in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, as shown in Amended Plat of Survey filed in Book 2021, Page 303 on January 25, 2021, in the Office of the Recorder of Madison County, Iowa.

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

1. I am the trustee under the Town Family Trust, to which the above-described real estate was conveyed to the trust pursuant to a Warranty Deed filed April 25, 2014 at Book 2014, Page 979.
2. I am the presently existing trustee under the Trust and I am authorized to convey the above-described real estate to Frederick and Darcy Van Bergen, 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 alive.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Dated: 9/13/22

Deborah A. Town, as Trustee of the Town Family Trust Dated August 28, 2000

By: Deborah A. Town, Trustee
Deborah A. Town, Trustee

STATE OF Iowa)
COUNTY OF Dallas) ss:

This record was acknowledged before me on 9/13/22, by **Deborah A. Town**, as Trustee of the Town Family Trust Dated August 28, 2000.

[Signature]
Notary Public in and for said State

