

BK: 2022 PG: 3443
Recorded: 11/30/2022 at 12:17:48.0 PM
Pages 1
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.13
Combined Fee: \$10.13
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

INSTRUMENT PREPARED BY AND RETURN TO:	Jonathon L. Schroeder, 1601 Golden Aspen Drive, Suite 108, Ames, IA 50010; telephone (515) 242-8972
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AFFIDAVIT EXPLANATORY OF TITLE

Relating to the Title to:

Lot 5 in Block I of Hartman and Young's Addition to the Town of St. Charles, Madison County, Iowa (the "Property").

STATE OF IOWA, POLK COUNTY) ss

The undersigned, Breanna Young, a duly practicing attorney in the state of Iowa, being first duly sworn upon oath, and having personal knowledge of the following, state:

1. I am well and truly acquainted with the Property, the Deed, and the persons described therein.
2. I was the drafter of the Trustee Warranty Deed from Danielle D. Johnson, Trustee of the Danielle D. Johnson Trust and Dan E. Johnson, Trustee of the Dan E. Johnson Trust to DD Johnson Properties, LLC filed on February 27, 2017 in Book 2017 at Page 635 in the office of the Madison County Recorder (the "Deed").
3. The Deed contained a scrivener's error in the name of the Grantee contained in the body of the Deed. The Grantee of the Deed was in error and did in fact convey the Property to DD Johnson Properties, LLC. Any reference to DD Properties, LLC was in error and did not convey any title to DD Properties, LLC.
4. This Affidavit is being filed as explanatory of title to the Property.

Breanna Young
Breanna Young

Subscribed and sworn to before me by Breanna Young on this 3rd day of November, 2022.

Gayla J. Frohwein
Notary public in and for said State

