

BK: 2022 PG: 3678
Recorded: 12/16/2022 at 3:47:47.0 PM
Pages 2
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.22
Combined Fee: \$15.22
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

INSTRUMENT PREPARED BY:	Jonathon L. Schroeder, 1601 Golden Aspen Drive, Ste 108, Ames, IA 50010; (515) 242-8972
RETURN TO:	DD Johnson Properties, LLC – 2783 Truro Road, St. Charles, IA 50240
MAIL TAX STATEMENT TO:	DD Johnson Properties, LLC – 2783 Truro Road, St. Charles, IA 50240

TRUSTEE'S AFFIDAVIT

RE: Parcel F: That part of the Northeast Quarter of the Northwest Quarter of Section 36, Township 74 North, Range 26 West of the 5th P.M., Madison County, Iowa, described as follows; Commencing at the Northwest corner of said Northeast Quarter of the Northwest Quarter; thence South 00 degrees 10 minutes 00 seconds East, 522.56 feet along the West line of said Northeast Quarter of the Northeast Quarter to the Southwest corner of Parcel A, recorded in Book 2005 Page 3084 and to the Point of Beginning; thence South 00 degrees 10 minutes 00 seconds East, 601.44 feet along said West line; thence North 86 degrees 34 minutes 55 seconds East, 410.49 feet; thence North 04 degrees 41 minutes 04 seconds East, 251.76 feet; thence North 37 degrees 22 minutes 55 seconds West, 271.32 feet; thence North 04 degrees 21 minutes 31 seconds East, 109.00 feet to the South line of said Parcel A; thence North 89 degrees 38 minutes 01 seconds West, 275.63 feet to the Point of Beginning, having an area of 4.95 Acres including 0.45 acres of Madison County Road Easement, as shown on Plat of Survey filed August 1, 2018 in Book 2018 at Page 2479 in the office of the Madison County Recorder (the "Property").

STATE OF Iowa, COUNTY OF Warren, ss:

I, the undersigned, being first duly sworn (or affirmed) under oath, state of my own personal knowledge that:

1. I am a Co-Trustee Trustee of the Naomi B. Johnson Revocable Trust under Agreement Dated October 25, 2007 (the "Trust") to which the above-described real estate was conveyed to the Co-Trustees by Naomi B. Johnson, pursuant to a deed filed February 14, 2008 in Book 2008 at Page 494 in the office of the Madison County Recorder.
2. I am the presently existing Co-Trustee under the Trust and am authorized to sell, convey, and make other agreements affecting the Property without any limitation or qualification whatsoever.
3. The Trust is in existence and I, as Co-Trustee, am authorized to transfer the interest in the Property as described above, free and clear of any adverse claims.
4. The grantor of the trust is alive, or if deceased, no federal estate tax is owed as a result of a grantor's

death, and no Iowa inheritance tax is owed as a result of grantor's death.

5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Dated this 9th day of December, 2022.

THE NAOMI B. JOHNSON REVOCABLE TRUST UNDER AGREEMENT DATED OCTOBER 25, 2007

By: *Dan Johnson*
Dan E. Johnson, Co-Trustee

STATE OF Iowa, Warren COUNTY, SS:

This record was acknowledged before me on this 9th day of December, 2022, by Dan E. Johnson as Co-Trustee of the Naomi B. Johnson Revocable Trust under Agreement Dated October 25, 2007.

D. Coles
Notary Public in and for said State

