

BK: 2023 PG: 1247
Recorded: 6/2/2023 at 11:00:25.0 AM
Pages 2
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax:
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Preparer: Mark W. Beerman, 100 Court Avenue, Ste. 600, Des Moines, Iowa 50309; (515) 246-4403
Return To: Mark W. Beerman, 100 Court Avenue, Ste. 600, Des Moines, Iowa 50309
Taxpayer: N/A

INDIVIDUAL TRUSTEE'S AFFIDAVIT

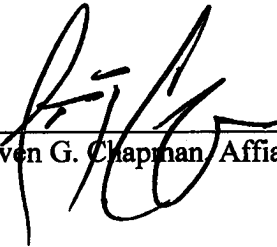
RE: The Northwest Quarter (1/4) of Section Thirteen (13), Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, including Parcel "Z" located in the North Half (1/2) of the Northwest Quarter (1/4) of Section Thirteen (13), containing 4.00 acres, as shown in the Plat of Survey filed in Book 2007, Page 3744, on October 5, 2007, in the Office of the Recorder of Madison County, Iowa **EXCEPT** Parcel "A", "B", "C", and "D" located in the Northwest Quarter (1/4) of said Section Thirteen (13), containing 36.66 acres in total, as shown in Amended Plat of Survey filed in Book 3, Page 50, on July 10, 1997, in the Office of the Recorder of Madison County, Iowa, **AND EXCEPT** Parcel "Q" located in the West Half (1/2) of the Northwest Quarter (1/4) of said Section Thirteen (13), containing 4.00 acres, as shown in the Plat of Survey filed in Book 2007, Page 3744, on October 5, 2007, in the Office of the Recorder of Madison County, Iowa

STATE OF IOWA, COUNTY OF POLK, ss:

I, Steven G. Chapman, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

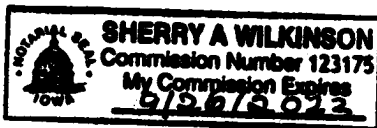
1. The above-described real estate (the "Real Estate") was conveyed to the trustee of the Robert G. Pulver Trust under Agreement dated March 3, 1994, as amended and restated (the "Trust"), by the Deb & Bob Pulver Foundation (the "Grantor"), pursuant to an instrument recorded June 2, 2023 in the office of the Madison County Recorder in Book 2023 at Page 1239.
2. The Trust was last amended and restated as the RGP Revocable Family Trust under a Declaration of Trust dated December 17, 2019.
3. I am the sole duly appointed and acting trustee of the Trust, and I am authorized under the Trust to transfer the Real Estate without any limitation or qualification whatsoever.
4. The Trust is in full force and effect, and I, as trustee of the Trust, am authorized to transfer the interest in the real estate as described above, free and clear of any adverse claims.

5. The Grantor of the Trust, Robert G. Pulver, died on August 26, 2001, and the Trust became irrevocable upon the death of the Grantor.
6. A Form 706 United States Estate Tax Return was filed as a result of the death of the grantor and the tax was paid in full.
7. An Iowa inheritance tax return was filed and a tax clearance was obtained from the Iowa Department of Revenue.
8. None of the beneficiaries of the trust, other than the Grantor, is deceased.



Steven G. Chapman Affiant

Signed and sworn to (or affirmed) before me on May 30, 2023, by Steven G. Chapman, as Trustee of the RGP Revocable Family Trust.





Signature of Notary Public

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