

BK: 2023 PG: 1711  
Recorded: 7/24/2023 at 11:49:24.0 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

## PURCHASER'S AFFIDAVIT

### Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

**Taxpayer Information:** (Name and complete address)

Philip P. and Danielle Santee  
1173 Pitzer Road  
Earlham, Iowa 50072

**Return Document To:** (Name and complete address)

Samuel H. Braland  
P.O. Box 370  
Earlham, Iowa 50072

**Grantors:**

Berneita J. Patience Trust

**Grantee:**

Philip P. Santee  
Danielle Santee

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**

**PURCHASER'S AFFIDAVIT**

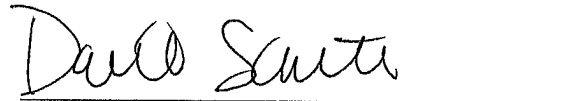
**RE:** Parcel "C" of the Southeast Quarter (SE¼) of Section 9, Township 77 North, Range 29 West of the 5<sup>th</sup> P.M., Madison County, Iowa, as shown on Plat of Survey recorded in Book 2023, Page 1209, in the Office of the Recorder of Madison County, Iowa.

STATE OF IOWA, COUNTY OF MADISON, ss:

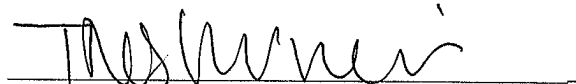
We, Philip P. Santee and Danielle Santee, being first duly sworn (or affirmed) under oath, depose and state that we are the purchasers of the real estate described above. We have relied upon the Affidavit dated July 13, 2023 from Berneita J. Patience as Trustee of the Berneita J. Patience Trust. The purchasers have no notice or knowledge of any adverse claims arising out of the execution and recording of the trustee warranty deed from the trustee of the Berneita J. Patience Trust. This Affidavit is given to establish reliance on the Affidavit of the trustee of the Berneita J. Patience Trust for all purposes contemplated under Section 614.14, Code of Iowa.

Dated July 20, 2023.

  
Philip P. Santee, Affiant

  
Danielle Santee, Affiant

Subscribed and sworn to before me and in my presence by the said Philip P. Santee and Danielle Santee this 20<sup>th</sup> day of July, 2023.

  
Signature of Notary Public

