

**Return To:** Matthew Bollman, 1415 28th St, STE 160 West Des Moines, Iowa 50266  
**Taxpayer:** Thomas M Lynch, Trustee, 5010 Grand Avenue, West Des Moines, IA 50265  
**Preparer:** Matthew Bollman, 1415 28th St, STE 160 West Des Moines, Iowa 50266, Phone:  
(515) 727-0986

**AFFIDAVIT OF SCRIVENER'S ERROR**

STATE OF IOWA )  
  )  
COUNTY OF POLK )

I, Matthew Bollman (Affiant), of lawful age, first being duly sworn, upon my oath, depose and say:

1. As the estate planning attorney for Maurice F Lynch and Carole A Lynch, I have personal knowledge of the facts and matters stated herein.
  
2. That the following instrument, through inadvertence, mistake, and error, contains a scrivener's error omitting Carole A Lynch's role in the execution of the instrument and the acknowledgment of said instrument.

|                                      |  |
|--------------------------------------|--|
| Book/Page:                           | 2018/1117  |
| Grantors:                            | Maurice F Lynch, a married person  |
| Grantee:                             | Maurice F Lynch, Trustee of the Maurice F Lynch<br>Revocable trust dated April 10, 2018, and any<br>amendments thereto |
| Date of Instrument:                  | April 10, 2018   |
| Date Recorded:                       | April 10, 2018   |
| Real estate legally<br>described as: | See Attached Addendum  |

3. This Affidavit is being filed for record in the County of Madison, State of Iowa, for the purpose of acknowledging and correcting that Carole A Lynch executed the aforementioned instrument on April 10, 2018 as the spouse of Maurice F Lynch.

Further Affiant saith not.

Matthew Bollman  
Matthew Bollman, Affiant

Signed and sworn to (or affirmed) before me on October 17, 2023, by Matthew Bollman.



Cathie J. Cave  
Notary Public

## ADDENDUM

1. Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Three (3) in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M.
2. The West 23.41 acres of the Northwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Two (2) in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M.
3. The East Half (1/2) of the Southeast Quarter (1/4) of Section Three (3) in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M.
4. The East Half (1/2) of the Northeast Quarter (1/4) of Section Ten (10) in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M.
5. The Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Three (3), in Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M.

Except, a parcel of land in the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Three (3), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th Principal Meridian, Madison County, Iowa, more particularly described as follows:

Commencing at the East Quarter Corner of Section Three (3), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; thence along the South line of the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of said Section Three (3), South 90°00'00" West, 495.02 feet to the point of beginning. Thence continuing along said South line, South 90°00'00" West, 350.73 feet; thence North 04°26'40" East, 390.57 feet; thence North 90°00'00" East, 320.46 feet; thence South 00°00'00", 389.40 feet to the point of beginning. Said parcel of land contains 3.000 Acres including 0.321 Acres of County Road Right of Way.

And Except, Parcel "A" located in the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Three (3), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 3.276 acres, as shown in Amended Plat of Survey filed in Book 2005, Page 4784 on October 4, 2005, in the office of the Recorder of Madison County, Iowa.

6. The Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Thirty-four (34) in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M.
7. The Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section Thirty-five (35) in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M.