

BK: 2023 PG: 2948

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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

**INDIVIDUAL TRUSTEE'S AFFIDAVIT
Recorder's Cover Sheet**

Preparer Information:

Holly Fisher – ITC Holdings Corp.
123 5th Street SE
Cedar Rapids, IA 52401
(785) 414-5483

Return Document To:

Mallory Huisman – JCG Land Services
1715 South G Avenue
Nevada, IA 50201

Grantors:

Maurice Michael Hart, Trustee of Maurice Michael Hart Revocable Trust Agreement dated April 20, 2023

Grantees:

ITC MIDWEST LLC, a Michigan limited liability company

Legal Description: See Page 2

INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: The Southwest Fractional Quarter (1/4) of the Southwest Fractional Quarter (1/4), AND the Northwest Fractional Quarter (1/4) of the Southwest Fractional Quarter (1/4) of Section Thirty (30), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; EXCEPT Parcel "A" located in the Northwest Fractional Quarter (1/4) of the Southwest Quarter (1/4) of said Section Thirty (30), containing 3.624 acres, as shown in Plat of Survey filed in Book 3, Page 143 on October 14, 1997, in the Office of the Recorder of Madison County, Iowa; AND EXCEPT that part of Parcel "C" located in the Southwest Fractional Quarter (1/4) of the Southwest Quarter (1/4) of said Section Thirty (30), containing 2.94 acres, as shown in Plat of Survey filed in Book 2003, Page 3779 on June 27, 2003, in the Office of the Recorder of Madison County, Iowa; AND The North Fractional Half (1/2) of the Northwest Fractional Quarter (1/4) of Section Thirty-one (31), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa; EXCEPT Parcel "A" located therein, as shown in Plat of Survey filed in Book 3, Page 144 on October 14, 1997, in the Office of the Recorder of Madison County, Iowa; AND EXCEPT that part of Parcel "C" located in the Northwest Fractional Quarter (1/4) of the Northwest Quarter (1/4) of said Section Thirty-one (31), as shown in Plat of Survey filed in Book 2003, Page 3779 on June 27, 2003, in the Office of the Recorder of Madison County, Iowa.

The undersigned being first duly sworn (or affirmed) under oath, state of our own personal knowledge that:

1. I am the trustee under the Maurice Michael Hart Revocable Trust Agreement dated April 20, 2023 (the "Trust") to which the above-described real estate was conveyed to the trustee by Quit Claim Deed, pursuant to an instrument recorded on April 21, 2023, in the office of the Madison County Recorder as Book 2023, Page 806.

2. I am the presently existing trustee under the Trust and am authorized to grant an easement to ITC MIDWEST LLC, a Michigan limited liability company, without any limitation or qualification whatsoever.

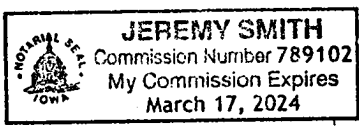
3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.

4. The grantor of the trust is alive. *JLS 11-15-23*
APR 11/16/23

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

6. This affidavit may be signed in one or more counterparts, each of which shall be deemed an original, all of which shall constitute one and the same affidavit.

Maurice Michael Hart
Maurice Michael Hart Affiant



STATE OF Iowa)
) ss:
COUNTY OF Madison)

This instrument was acknowledged before me on this 15th day of November 2023 by Maurice Michael Hart.

Jeremy Smith
Notary in and for the State of Iowa

