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INDX
ANNO
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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Return To: Lindsay Van Scoy, 305 S. 4th Street, Winterset, Iowa 50273
Taxpayer: Lindsay Van Scoy, 305 S. 4th Street, Winterset, Iowa 50273
Preparer: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone: 515-462-3731

1/4



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lots One (1), Two (2), Three (3) and Four (4) in Block One (1) of Guiberson's Addition to the Town of Winterset, Madison County, Iowa.



STATE OF IOWA, COUNTY OF MADISON, ss:

I, Ruth Ann ~~Kido~~^{Kido}, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

- 1 I am the trustee under the Hiatt Family Trust trust dated August ~~14, 2023~~^{15, 2014}, to which the above-described real estate was conveyed to the trustee by the Hiatt Family, pursuant to an instrument recorded December 24, ~~2023~~²⁰¹⁴, in the office of the Madison County Recorder in Book 2014 Page 3234.
- 2 I am the presently existing trustee under the Trust, and I am authorized to transfer the above-described real estate 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 Some of the grantors of the trust are not alive.
- 5 Form 706, United States Estate Tax return, **IS NOT** required to be filed as a result of the death of the some of the Grantors.
- 6 An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2 and 3.
- 7 The trust is revocable or, if the trust is irrevocable, some of the beneficiaries of the trust are deceased.

Ruth Ann Kidoo
Ruth Ann Kidoo, Affiant

Signed and sworn to (or affirmed) before me on 12-21-23, by
Ruth Ann Kidoo.

Jerrold B. Oliver
Signature of Notary Public

