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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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

Preparer Information: Joseph K. Strong, 106 East Salem Avenue, P.O. Box 215
Indianola, IA 50125, Phone: 515-961-2574

Taxpayer Information: Stacy A. Darr, 2407 W 10th Avenue, Indianola, IA 50125

✍️ **Return Document To:** Joseph K. Strong, 106 East Salem Avenue, P.O. Box 215
Indianola, IA 50125

Grantors: Kathleen Ann Ridout, Trustee of the Kathleen Ann Ridout Trust 'U/A'
dated March 23, 2020

Grantees: Stacy A. Darr

Legal Description: See Page 3

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: See Addendum
Subject to easements and covenants of record

STATE OF IOWA, COUNTY OF WARREN, ss:

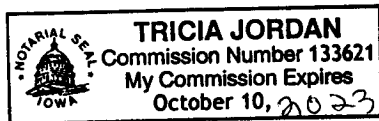
I, Kathleen Ann Ridout, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

- 1 I am the Trustee under the Kathleen Ann Ridout Trust 'U/A' dated March 23, 2020, to which the above-described real estate was conveyed to the Trustee by Kathleen A. Ridout, a/k/a Kathleen Ridout, a/k/a Kathy Ridout, pursuant to an instrument recorded March 30, 2020, in the office of the Madison County Recorder in Book 2020, Page 958.
2 I am the presently existing trustee under the Trust and I am authorized to Transfer the above described property to Stacy A. Darr 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 above and in paragraph 2, free and clear of any adverse claims.
4 The grantor of the trust is alive.
5 Form 706, United States Estate Tax return, IS NOT* required to be filed as a result of the death of the Grantor.
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, none of the beneficiaries of the Trust are deceased.

Kathleen Ann Ridout Trust 'U/A'
Dated March 23, 2020

Kathleen Ann Ridout
Kathleen Ann Ridout, Affiant Trustee

Signed and sworn to (or affirmed) before me on December 27, 2022 by Kathleen Ann Ridout, Trustee of the Kathleen Ann Ridout Trust 'U/A' dated March 23, 2020.



Tricia Jordan
Signature of Notary Public

*THE CORRECT OPTION MUST BE SELECTED TO DETERMINE WHETHER THE IOWA ESTATE TAX MAY CONSTITUTE A LIEN ON THE ABOVE DESCRIBED PROPERTY.

ADDENDUM

Parcel 11A of Fieldstone Addition to the City of Winterset, Madison County, Iowa, and an undivided 1/22 interest in the common areas and facilities of Fieldstone Townhouses as shown in the Declaration of Covenants, Conditions and Restrictions of Fieldstone Townhouses recorded in Town Lot Deed Record 59, Page 634 of the Recorder's Office of Madison County, Iowa