

BK: 2023 PG: 454
Recorded: 3/6/2023 at 3:27:23.0 PM
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:

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

Taxpayer Information:

Steven L. Ambrose
355 N.W. 4th Street
Earlham, Iowa 50072

Return Document To:

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

Grantor:

Janice C. Creswell Trust

Grantee:

Steven L. Ambrose

Legal Description: See Page 2

Document or instrument number of previously recorded documents:

PURCHASER'S AFFIDAVIT

RE: The South 109½ Feet of the West 93 Feet AND the East 79 Feet of the West 172 Feet of the South 109¼ Feet of Out Lot Four (4) of the Out Lots to Academy Addition to the Town of Earlham, Madison County, Iowa,

STATE OF IOWA, COUNTY OF MADISON, ss:

I, Steven L. Ambrose, being first duly sworn (or affirmed) under oath, depose and state that I am the purchaser of the real estate described above. I have relied upon the Affidavit dated MARCH 6, 2023 from Renee L. Creswell, James D. Creswell, and Heather R. Creswell, co-trustees of the Janice C. Creswell Trust. The purchaser has no notice or knowledge of any adverse claims arising out of the execution and recording of the trustee warranty deed from the co-trustees of the Janice C. Creswell Trust. This Affidavit is given to establish reliance on the Affidavit of the co-trustees of the Janice C. Creswell Trust for all purposes contemplated under Section 614.14, Code of Iowa.

Dated this 6 day of March, 2023.

Steven L. Ambrose
Steven L. Ambrose, Affiant

Subscribed and sworn to before me and in my presence by the said Steven L. Ambrose this 6 day of March, 2023.

Robert J. Kress
Signature of Notary Public

