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BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

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

Preparer Information: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

Taxpayer Information: Blake Binns, 825 S. 7th Avenue, Winterset, IA 50273

Return Document To: Mark L. Smith, 101 1/2 W. Jefferson, Winterset, IA 50273

Grantors: Larry P. Murphy as Trustee of the Larry Murphy Trust #1 Trust dated June 8, 2004

Grantees: Blake Binns

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lot Nine (9) and the North 6 Feet of Lot Eight (8) and the South Half (1/2) of Lot Ten (10) in Shaw's Addition to Winterset, Madison County, Iowa.

STATE OF IOWA, COUNTY OF MADISON, ss:

I, Larry P. Murphy, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

- 1 I am the trustee under the Larry Murphy Trust #1 Trust dated June 8, 2004, to which the above-described real estate was conveyed to the trustee by Warranty Deed, pursuant to an instrument recorded June 28, 2018, in the office of the Madison County Recorder in Book ~~218~~ ^{MS 2018} Page 2041.
- 2 I am presently the existing trustee under the Trust, and I am authorized to convey property 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.
- 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.

Larry P. Murphy
Larry P. Murphy, Affiant

Signed and sworn to (or affirmed) before me on 12/28/22, December 28, 2022, by
Larry P. Murphy.

Betsy Breeding
Signature of Notary Public

