



Document 2024 1427

Book 2024 Page 1427 Type 06 009 Pages 3
Date 6/21/2024 Time 8:45:17AM
Rec Amt \$17.00

INDX
ANNO
SCAN
CHEK

BRANDY MACUMBER, COUNTY RECORDER
MADISON COUNTY IOWA

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

Preparer Information: Jerrold B. Oliver, 101 1/2 W. Jefferson, Winterset, IA 50273, Phone:
515-462-3731

Taxpayer Information: Carla Kay May, 3244 St. Charles Road, St. Charles, IA 50240

Return Document To: Carla Kay May, 3244 St. Charles Road, St. Charles, IA 50240

Grantors: Clayton Dean Hayden and Carla Kay Hayden as co-trustees of the Carroll D. Hayden
Revocable Trust

Grantees: Carla Kay May

Legal Description: See Page 2

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Parcel DD as shown in the Plat of Survey of that part of the South Quarter (¼) of the Northwest Quarter (¼) of Section 23, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, recorded May 7, 2024, in Book 2024, Page 981 of the Recorder's Office of Madison County, Iowa, AND The Northeast Quarter (¼) of the Northeast Quarter (¼) of Section Twenty-two (22), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; EXCEPT the following-described tracts, to-wit:

1. A tract of land located therein and more particularly described as follows, to-wit: Commencing at a point 12 rods and 6 inches North of the Southwest corner of the Northeast Quarter (¼) of the Northeast Quarter (¼), running thence North 10 rods, thence East 16 rods, thence South 13 rods and 6 inches, thence West 16 rods, thence North 3 rods and 6 inches to the place of beginning.
2. A tract of land located therein and more particularly describes as follows, to-wit: Commencing at the Northwest corner of the Northeast Quarter (¼) of the Northeast Quarter (¼) of said Section Twenty-two (22), thence East on the North line of said Section 1306.2 feet to the Northeast corner of said Section Twenty-two (22), thence South 645.1 feet to the center line of the presently established road, thence Northwesterly along the center line of said road approximately 1495 feet to the point of beginning and containing 13.5 acres, more or less;
3. The South 9 Rods thereof.

STATE OF IOWA, COUNTY OF MADISON, ss:

I, Carla Kay May, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

- 1 I am one of the trustees under the Carroll D. Hayden Revocable Trust dated September 3, 2021, to which the above-described real estate was conveyed to the trustee by Carroll D. Hayden, pursuant to an instrument recorded September 17, 2021, in the office of the Madison County Recorder in Book 2021, Page 3916.
- 2 I am the presently existing trustee under the Trust and I am authorized to convey said real estate without any limitation or qualification whatsoever.
- 3 The Trust is in existence and I, as one of the trustees, 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 not 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.

Carla Kay May
Carla Kay May, Affiant

Signed and sworn to (or affirmed) before me on 5-24-24, by
Carla Kay May.

Jerrold B. Oliver
Signature of Notary Public

