



Document 2024 2037

Book 2024 Page 2037 Type 06 009 Pages 2  
Date 8/21/2024 Time 2:08:08PM  
Rec Amt \$12.00

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BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

*E* Return to Preparer: Mason J. Ouderkirk, 108 West Ashland, PO Box 156, Indianola, IA 50125; (515) 961-5315

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**AFFIDAVIT EXPLANATORY OF TITLE**

STATE OF IOWA

COUNTY OF Polk ) ss:

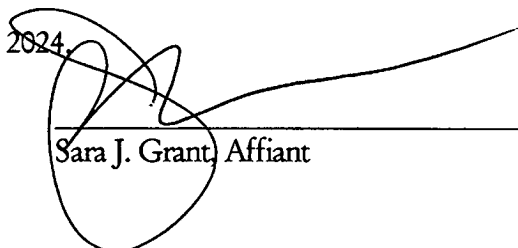
**RE:** Parcel "C" located in the Southeast Quarter (1/4) of the Northeast Quarter (1/4) of Section Twenty-four (24), Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5<sup>th</sup> P.M., Madison County, Iowa, Containing 24.00 acres, as show in Plat of Survey filed in Book 2023, Page 582 on March 23, 2023, in the Office of the Recorder of Madison County, Iowa.

The undersigned, Sara J. Grant, being first duly sworn upon oath, does hereby depose and state:

1. I make this affidavit from my own personal knowledge and for purposes of clarifying title to the real estate set out above.
2. Sara J. Grant, Trustee of the Sara J. Grant Family Trust, is the titleholder of the above-described property.
3. I, Sara J. Grant, was formerly a titleholder in the above-described property. I executed, delivered, and recorded a Quit Claim Deed from Sara J. Grant, no marital status shown, to Sara J. Grant, Trustee of Sara J. Grant Family Trust dated December 11, 2023, Filed December 13, 2023 in Book 2023 at Page 3020 set out in Entry No. 41 of Abstract # 24772840, Madison County Abstract.
4. I, Sara J. Grant, was a single person, throughout the year of 2023.
5. The undersigned offers this affidavit pursuant to Iowa Code § 558.8 to clear any potential lien or cloud that may appear in the chain of title to the above-referenced property arising from that omission.

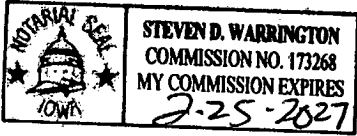
Further Affiants sayeth naught.


Dated this 21<sup>st</sup> day of August 2024.

  
\_\_\_\_\_  
Sara J. Grant, Affiant

STATE OF IOWA, COUNTY OF WARREN, ss:

Signed and sworn to (or affirmed) before me on this 21<sup>st</sup> day of August 2024, by Sara J. Grant.



  
\_\_\_\_\_  
Notary Public in and for the State of Iowa