

BK: 2024 PG: 2745

Recorded: 11/12/2024 at 8:10:14.0 AM

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County Recording Fee: \$12.00

Iowa E-Filing Fee: \$3.00

Combined Fee: \$15.00

Revenue Tax: \$0.00

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:**

Jackson D. Lenocker  
Caroline J. Lenocker  
505 N.W. 5<sup>th</sup> Street  
Earlham, Iowa 50072

**Return Document To:**

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

**Grantors:**

Ted R. Lenocker Family Trust

**Grantees:**

Jackson D. Lenocker  
Caroline J. Lenocker

**Legal Description:** See Page 2

**PURCHASER'S AFFIDAVIT**

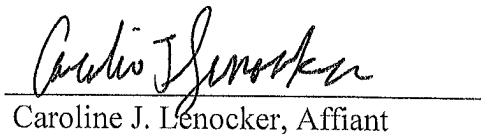
RE: A tract of land described as follows: Commencing 685 feet North of the A tract of land described as follows, to-wit: Commencing at a point 1,165.1 feet East of the South Quarter (S¼) corner of Section 27, Township 77 North, Range 29 West of the 5<sup>th</sup> P.M., Madison County, Iowa, thence continuing East 1,252.59 feet, thence North 0°06'49" West 237.19 feet along a property line fence, thence South 88°00'36" East 12.40 feet, thence North 00°45'04" West 411.1 feet along a property line fence, thence North 89°50'34" West 1,295.17 feet along the North line of the South One-half of the South One-half of the Southeast Quarter (S½ S½ SE¼) of said Section 27, thence South 03°10'4" East 652.37 feet to the point of beginning, containing 19.03 acres including 1.04 acres of county road right of way.

STATE OF IOWA, COUNTY OF MADISON, ss:

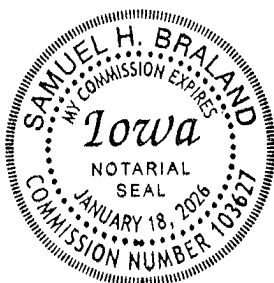
We, Jackson D. Lenocker and Caroline J. Lenocker, being first duly sworn (or affirmed) under oath, depose and state that Jackson D. Lenocker and Caroline J. Lenocker, husband and wife, are the purchasers of the real estate described above. The purchasers have relied upon the Affidavit dated the 8<sup>th</sup> day of November, 2024 from Geraldine Lenocker and Russell D. Lenocker as co-trustees of the Ted R. Lenocker Family Trust. The purchasers have no notice or knowledge of any adverse claims arising out of the execution and recording of the trustee warranty deed from the trustees of the Ted R. Lenocker Family Trust. This Affidavit is given to establish reliance on the Affidavit of the co-trustees of the Ted R. Lenocker Family Trust for all purposes contemplated under Section 614.14, Code of Iowa.

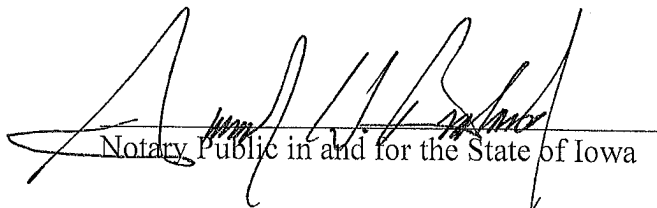
Dated 11<sup>th</sup> day of November, 2024.

  
Jackson D. Lenocker, Affiant

  
Caroline J. Lenocker, Affiant

Subscribed and sworn to before me and in my presence by the said Jackson D. Lenocker and Caroline J. Lenocker this 11<sup>th</sup> day of November, 2024.



  
Notary Public in and for the State of Iowa