

BK: 2025 PG: 1475
Recorded: 6/11/2025 at 1:33:36.0 PM
Pages 2
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

PURCHASERS' AFFIDAVIT
Recorder's Cover Sheet

Preparer Information: Amelia S. Mapes
Belin McCormick, P.C.
666 Walnut Street, Suite 2000
Des Moines, Iowa 50309
Phone: (515) 283-4649

Taxpayer Information: Samuel D. Mapes
Amelia S. Mapes
1895 Highway 169
Winterset, Iowa 50273

Return Document To: Preparer

Grantors: The Margaret M. Casper Revocable Trust U/A/D September 23,
2021
Randall W. Bruett
Kimberly K. Casper-Bruett

Grantee: To Whom it May Concern

Legal Description: See Page 2

Document or instrument number of previously recorded documents: N/A

PURCHASERS' AFFIDAVIT

RE: Parcel "E" located in the Southeast Quarter (¼) of the Southeast Quarter (¼) of Section Thirteen (13), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, containing 3.11 acres, as shown in Corrected Plat of Survey filed in Book 2025, Page 767 on April 2, 2025, in the Office of the Recorder of Madison County, Iowa.

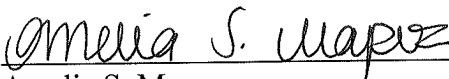
Subject to easements, covenants, and restrictions of record.

The undersigned, being first duly sworn (or affirmed) under oath, depose and state that they are the purchasers of the above-described real estate (the "Purchasers"). Such real estate was purchased by the Purchasers from the trustee of the Margaret M. Casper Revocable Trust U/A/D September 23, 2021 and Randall W. Bruett and Kimberly K. Casper-Bruett. The Purchasers relied upon the Trustee Warranty Deed and the Individual Trustee Affidavit signed by Michelle Barker as Trustee of the Margaret M. Casper Revocable Trust U/A/D September 23, 2021, and the Warranty Deed signed by Randall W. Bruett and Kimberly K. Casper-Bruett. The Purchasers have no notice or knowledge of any adverse claims arising out of the execution and recording of such Trustee Warranty Deed, Individual Trustee Affidavit, and/or Warranty Deed from said persons. This Purchasers' Affidavit is given to establish reliance on the Trustee Warranty Deed, Individual Trustee Affidavit, and Warranty Deed referred to above for all purposes contemplated under Iowa Code Section 614.14.

Dated this 11th day of June, 2025.



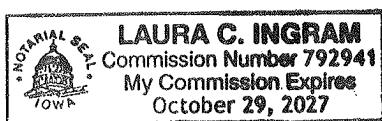
Samuel D. Mapes

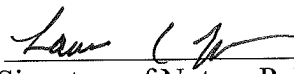


Amelia S. Mapes

STATE OF IOWA)
) SS:
COUNTY OF POLK)

This record was acknowledged before me on the 11th day of June, 2025, by Samuel D. Mapes and Amelia S. Mapes.





Signature of Notary Public