

BK: 2025 PG: 313
Recorded: 2/3/2025 at 3:20:00.0 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

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:

Steven W. Downs
Kimberley S. Downs
2656 Truro Road
St. Charles, Iowa 50240

Return Document To:

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

Grantors:

Bruce G. Brownlee Trust

Grantees:

Steven W. Downs
Kimberley S. Downs

Legal Description: See Page 2

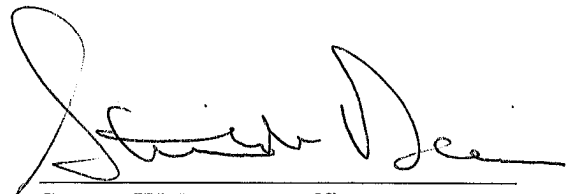
PURCHASER'S AFFIDAVIT

RE: The Northwest Quarter of the Northwest Quarter (NW¼ NW¼) of Section Twenty-five (25), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "F" in the Northwest Quarter of the Northwest Quarter (NW¼NW¼) of Section Twenty-five (25), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa as shown by Plat of Survey Recorded in Book 2022, Page 2536, on August 26, 2022, in the Office of the Recorder of Madison County, Iowa.

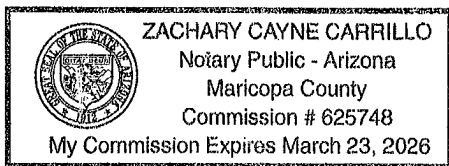
STATE OF ARIZONA, COUNTY OF Maricopa, ss:


I, Steven W. Downs, being first duly sworn (or affirmed) under oath, depose and state that Steven W. Downs and Kimberley S. Downs are the purchasers of the real estate described above. The purchasers have relied upon the Affidavit dated the 2nd day of January, 2025 from Sara J. Oldenkamp as co-trustee of the Bruce G. Brownlee Trust. The purchaser has 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 Bruce G. Brownlee Trust. This Affidavit is given to establish reliance on the Affidavit of the co-trustee of the Bruce G. Brownlee Trust for all purposes contemplated under Section 614.14, Code of Iowa.

Dated 17th day of January, 2025.


Steven W. Downs, Affiant

Subscribed and sworn to before me and in my presence by the said Steven W. Downs this 17th day of January, 2025.




Notary Public in and for the State of Arizona