

BK: 2025 PG: 382  
Recorded: 2/10/2025 at 3:06:33.0 PM  
Pages 3  
County Recording Fee: \$17.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$20.00  
Revenue Tax: \$0.00  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

## **INDIVIDUAL TRUSTEE'S AFFIDAVIT**

**Preparer Information:**

Christine B. Long  
BrownWinick Law  
666 Grand Avenue, Suite 2000  
Des Moines, IA 50309  
Phone: (515) 242-2491

**Taxpayer Information:**

Diane J. Brower  
2628 Ashwood Drive  
Carroll, IA 51401

**Return Document To:**

Christine B. Long  
BrownWinick Law  
666 Grand Avenue, Suite 2000  
Des Moines, IA 50309

**Grantor:**

Diane J. Brower, Trustee of the  
William D. Blohm Revocable Trust U/A/D October 16, 1996, as Amended and Restated

**Grantees:**

Diane J. Brower, Beth K. McClelland, and Debra J. Lowry

**Legal Description:** See Page 2

**Document or instrument number of previously recorded documents:** Book 2020, Page 909

## INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: The South Half (1/2) of the Southwest Quarter (1/4) of Section Seven (7) in Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5<sup>th</sup> P.M., Madison County, Iowa.

The undersigned, Diane J. Brower, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the Trustee under the William D. Blohm Revocable Trust U/A/D October 16, 1996, as Amended and Restated, to which that certain real estate located in Madison County, Iowa, and legally described above was conveyed to the Trustee by William D. Blohm, Trustee of the Joan I. Blohm Revocable Trust U/A/D October 16, 1996, as Amended and Restated, pursuant to Trustee Warranty Deed recorded March 25, 2020, in the office of the Madison County Recorder in Book 2020, Page 909.

2. I am the presently existing Trustee under the William D. Blohm Revocable Trust, and I am authorized to transfer title to said real property to Diane J. Brower, a married person, Beth K. McClelland, a married person, and Debra J. Lowry, a married person, without any limitation or qualification whatsoever.

3. The William D. Blohm Revocable Trust is in existence and I, as Trustee, 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 William D. Blohm Revocable 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, subsections 2 and 3.

7. The William D. Blohm Revocable Trust is irrevocable and none of the beneficiaries of said Trust are deceased.

Dated the 31 day of October, 2024.

WILLIAM D. BLOHM REVOCABLE TRUST  
U/A/D OCTOBER 16, 1996,  
AS AMENDED AND RESTATED

By Diane J. Brower, Trustee  
Diane J. Brower, Trustee

STATE OF IOWA           )  
COUNTY OF Carroll    )

This record was acknowledged before me this 31<sup>st</sup> day of October, 2024 by Diane J. Brower, Trustee of the William D. Blohm Revocable Trust U/A/D October 16, 1996, as Amended and Restated.



Jackie Mertes  
Signature of Notary Public