

Document 2008 804

Book 2008 Page 804 Type 06 033 Pages 2

Date 3/11/2008 Time 3:33 PM

Rec Amt \$12.00

INDX ✓
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON IOWA



Individual Trustee's Affidavit

THE IOWA STATE BAR ASSOCIATION

Official Form No. 113

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Mark L. Smith, Post Office Box 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Jim Eller, 1819 - 210th Street, Winterset, IA 50273

✓ **Return Document To:** (Name and complete address)

James C. Eller, 1819 - 210th Street, Winterset, IA 50273

Grantors:

N/A

Grantees:

N/A

Legal description: See Page 2

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:

Lot Twelve (12) of Burger's Four-Acre Lot except the West 106.58 feet thereof, as shown in Plat of Survey filed on August 23, 1999, in Town Plat Book 2, Page 408 in the Office of the Recorder of Madison County, Iowa, and except a parcel described as commencing 106.58 feet East of the southwest corner of said Lot 12; thence continuing North 90°00'00" East 125 feet; thence North 00°00'00" 125 feet; thence South 90°00'00" West 125 feet; thence South 00°00'00" 125 feet to the point of beginning, as shown in Plat of Survey filed on March 13, 1986, in Town Plat Book 2, Page 7 in the Office of the Recorder of Madison County, Iowa; AND the West 50 feet of the South 178 feet and 5 inches of Lot Four (4) of Wilson's Four-Acre Lot; ALL in the Town of Winterset, Madison County, Iowa.

State of Iowa County of Madison ss:

I, Winifred J. Busch, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Trust dated _____, to which the above-described real estate was conveyed to the trustee by Estate of Paul R. Busch, pursuant to an instrument recorded the 3rd day of December, 1998, in the office of the Madison County Recorder in Deed Record 139, Page 840 (insert recording data).

2. I am the presently existing trustee under the Trust and I am authorized to Sell or transfer said real estate

(describe the transfer to be made by the trustee to the bona fide purchaser), without any limitation or qualification whatsoever.

3. The 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 trust is alive.

5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Winifred J. Busch
Winifred J. Busch Affiant

Signed and sworn to (or affirmed) before me on March 11 2008, by Winifred J. Busch



Carol E. Landis
Notary Public