

THE IOWA STATE BAR ASSOCIATION
Office Form No. 113

G. Stephen Walters (SBA # 05813)

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

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BOOK 2001 PAGE 2863

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MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

Preparer Information G. Stephen Walters, P.O. Box 230, Winterset, (515) 462-3731
Individual's Name Street Address City Phone



INDIVIDUAL TRUSTEE'S AFFIDAVIT

SPACE ABOVE THIS LINE
FOR RECORDER

RE: The West Half (W 1/2) of Lot Fourteen (14) of Hutchings' Addition to the Town of
Winterset, Madison County, Iowa

State of ARKANSAS County of BENTON ss:

~~XX~~ We, Gary L. Dwyer and Patricia A. Dwyer, being first duly sworn (or affirmed)
under oath, state of my personal knowledge that:

We are the Trustees ~~xxxxxx~~ under the Trust dated May 23 1990, to which the
above-described real estate was conveyed to the trustee by Gary L. Dwyer and Patricia A. Dwyer,
pursuant to an instrument recorded the 26th day of June, 1990 in the office
of the Madison County Recorder in Deed Record 56, Page 21
(insert recording data).

We are ~~xxxxxx~~ the presently existing trustee under the Trust ~~xxxxxx~~ and we are authorized to
convey the above-described real property by Warranty Deed - joint tenancy, to Allen W.
Shahan and Janice K. Shahan

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

Trusts are
3. The ~~Trusts are~~ 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.

Gary L. Dwyer Trustee Patricia A. Dwyer Trustee
Gary L. Dwyer Patricia A. Dwyer Affiant

Sworn to (or affirmed) and subscribed before me by Gary L. Dwyer and Patricia A. Dwyer
on this 3rd day of July 2001

LINDA KELLY
NOTARY PUBLIC - STATE OF ARKANSAS
MY COMMISSION EXPIRES: 01-19-2004
BENTON COUNTY

Linda Kelly
7-3-01
Notary Public in and for said State