

FILED NO. **005179**
BOOK **2001** PAGE **5179**
(PAGE 5179)
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(10:26 AM)
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA
Phone

REC \$ 10⁰⁰
AUD \$
R.M.F. \$

COMPUTER
RECORDED
COMPARED

Preparer Information Jerrold B. Oliver, P.O. Box 230, Winterset, Iowa 50273, (515) 462-3731
Individual's Name Street Address City



AFFIDAVIT OF POSSESSION

SPACE ABOVE THIS LINE
FOR RECORDER

TO WHOM IT MAY CONCERN: STATE OF IOWA, MADISON COUNTY, ss:

The undersigned first being duly sworn (affirmed) upon oath deposes and states:

That Marvin G. Phillips and Mary E. Phillips

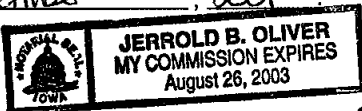
are now the record titleholders of the following described real estate situated in Madison County, to-wit:
SEE EXHIBIT "A" ATTACHED HERETO.

That said Marvin G. Phillips and Mary E. Phillips are now in complete actual and sole possession of all of said real estate except as may be herein stated. That this affidavit is made from the personal knowledge of the undersigned who is familiar with said real estate, its titleholders, and its parties in possession; and is for the purpose of confirming title to the above described real estate under the provisions of Sections 614.17 and 614.17A, Code of Iowa, and other statutes relative thereto.

Dated this 14 day of Nov, 2001.

Mary E. Phillips Affiant Marvin G. Phillips Affiant

Subscribed in my presence and sworn to (affirmed) before me by the said affiant this 14th day of November, 2001



Jerrold B. Oliver, Notary Public

● POWER OF ATTORNEY

The undersigned, owner in possession of said property as above stated, hereby directs that this affidavit be filed of record and hereby appoints the County Recorder of the County wherein said land is situated as the authorized attorney in fact to file same.

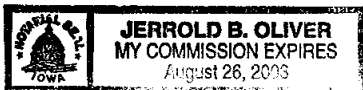
Marvin G. Phillips, Owner in Possession

If the Power of Attorney is granted by other than individuals attach appropriate acknowledgment.

Mary E. Phillips, Owner in Possession

STATE OF IOWA, COUNTY OF MADISON

This instrument was acknowledged before me on Nov 14, 2001 by Marvin G. Phillips and Mary E. Phillips



Jerrold B. Oliver, Notary Public

● The use of the Power of Attorney with acknowledgment is optional and may be omitted if the affidavit is filed by the owner in possession as named in the affidavit.

The undersigned Recorder hereby certifies that the foregoing affidavit was filed in the Recorder's Office by the owner in possession as named in the affidavit or by the attorney-in-fact as shown by the records, and duly recorded and entered on the records on the 16th day of November, 2001.

Dea K. Small Deputy
Michelle Utsler, Recorder

The North Half (1/2) of the Southeast Quarter (1/4); except that part platted and dedicated to the Town of Truro (Ego); except a tract of land commencing 30 feet West of the Northwest corner of Block 1 of Hull's Addition to the Town of Truro, which point is 42 rods and 7 feet south and 27 rods and 13 1/2 feet West of the Northeast corner of the Southeast Quarter (1/4) of Section Sixteen (16), and running thence West parallel with the South line of said Section, 132 feet, thence South 160 feet, thence East parallel with said South line of said Section, 132 feet, thence North 160 feet to the point of beginning; and except the North 180 feet of the South 190 feet of the East 167 feet thereof; and the Southeast Quarter (1/4) of the Northwest Quarter (1/4), except a tract commencing at the Northeast corner thereof and running thence West 500 feet, thence Southeast to the East line of the said 40-acre tract, thence North 357.8 feet to the place of beginning; and the Northeast Quarter (1/4) of the Southwest Quarter (1/4); and the Southeast quarter (1/4) of the Southeast Quarter (1/4), except the North 17 rods of the South 35 1/2 rods of the East 7 1/2 rods thereof, in Section Sixteen (16), in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, AND The West 480 Feet in width of the South Half (1/2) of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Sixteen (16), in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, AND All that part of the South 322 Feet of the East 819 Feet of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) and of the West 40 Feet of the Southeast Quarter (1/4) of said Northeast Quarter (1/4) of Section Sixteen (16) lying South and West of the Public Highway and containing 2.63 acres more or less, in Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, EXCEPT that part of the West 480 Feet of the South One-half (1/2) of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of Section Sixteen (16), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, Truro, Iowa, described as follows: Commencing at the Northwest Corner of the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) of said Section Sixteen (16); thence on an assumed bearing of North 86°22'35" East along the North line of said Southwest Quarter (1/4) of the Southwest Quarter (1/4) of the Northeast Quarter (1/4) a distance of 194.48 feet to the point of beginning; thence North 86°22'35" East along said North line 286.41 feet to the East line of the West 480.00 feet of said Southwest Quarter (1/4) of the Southwest Quarter (1/4) of the Northeast Quarter (1/4); thence South 00°07'24" East along said East line 211.33 feet to the Northerly line of Madison County Highway G 68; thence Northwesterly 345.74 feet along said Northerly line and a nontangential curve, concave Northeasterly, said curve has a radius of 2242.00 feet, a central angle of 08°50'08", a chord 345.40 feet in length bearing North 55°59'02" West to the point of beginning, AND EXCEPT Parcel "A", located in the East Half (1/2) of the Southeast Quarter (1/4) of Section Sixteen (16), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the Northeast corner of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Sixteen (16), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa; thence North 0°00'12" West, 22.00 feet along the East line of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Sixteen (16); thence South 85°53'12" West, 189.70 feet; thence South 0°00'12" West, 172.23 feet; thence North 88°28'40" East, 189.28 feet to the point on the East line of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Sixteen (16); thence North 0°00'11" East, 158.81 feet along the East line of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of said Section Sixteen (16) to the Point of Beginning. Said parcel contains 0.767 acres, including 0.136 acres of County Road right-of-way,

EXHIBIT "A"