

REC \$ 10<sup>00</sup>  
AUD \$ \_\_\_\_\_  
R.M.F. \$ 1<sup>00</sup>

COMPUTER   
RECORDED   
COMPAZED

003593  
FILED NO. \_\_\_\_\_  
BOOK 2002 PAGE 3593  
2002 JUL 23 PM 12:42

Prepared by: Hopkins & Huebner, P.C., 1009 Main Street, P.O. Box 99, Adel, IA 50003; (515) 993-4545  
NICKI HUSLER  
RECORDER  
MADISON COUNTY, IOWA

### TRUSTEES' AFFIDAVIT IN RE:

Parcel "A", which is located in the Southwest Quarter of the Northeast Quarter of Section 13, Township 77 North, Range 27 West of the 5<sup>th</sup> P.M., Madison County, Iowa, more particularly described as follows:

Commencing at the Center of Section 13, Township 77 North, Range 27 West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence North 0°05'14" East, 567.99 feet along the West line of the Northeast Quarter of said Section 13 to the Point of Beginning; thence North 0°05'14" East, 339.55 feet along the West line of the Northeast Quarter of said Section 13; thence South 89°54'55" East, 1302.03 feet; thence South 0°07'20" West, 541.33 feet; thence South 87°58'06" West, 560.83 feet; thence North 34°09'53" West, 167.89 feet; thence South 87°54'46" East, 426.84 feet; thence North 1°54'55" West, 304.42 feet; thence North 89°54'55" West, 649.68 feet; thence South 2°05'05" West, 219.91 feet; thence North 87°54'46" West, 405.60 feet to the Point of Beginning. Said Parcel contains 9.287 acres, including 0.394 acres of County Road right-of-way.

A permanent easement for ingress and egress, the perimeter of which is described as follows:

Commencing at the Center of Section 13, Township 77 North, Range 27 West of the 5<sup>th</sup> P.M., Madison County, Iowa; thence North 00°05'14" East 567.99 feet to the Point of Beginning; thence South 87°54'46" East 345.60 feet along a line of Parcel "A"; thence North 02°05'05" East 351.84 feet to a point on the North line of Parcel "A"; thence South 89°54'55" East 60.04 feet along said North line; thence South 02°05'05" West 415.00 feet along a projection of a line of Parcel "A"; thence North 87°54'46" West 403.47 feet; thence North 00°05'14" East 61.10 feet to the Point of Beginning.

Reservation of Mineral Rights: There is excepted from this conveyance all oil, gas and other minerals, and the Grantors reserve for themselves all oil, gas and other minerals in, under and that may be produced from the land herein described that have not heretofore been reserved, together with the right of ingress and egress at all times for the purpose of mining, drilling, exploring, operating and developing said lands for oil, gas, and other minerals and removing the same therefrom.

The undersigned, Betty L. Rinard, being first duly sworn and under oath, state of my personal knowledge that:

1. I am the trustee under the Amended Revocable Trust of Betty L. Rinard Dated May 11, 1998, to which the above-described real estate was conveyed to the trustee by \_\_\_\_\_ Deed pursuant to an instrument recorded the 23<sup>rd</sup> day of July, 2002, in the office of the Madison County Recorder in Book 2002 at page 3589.



2. I am presently the existing trustee under the Trust and am authorized to transfer the above-described real estate to Lawrence W. Keller and Ramona J. Keller, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common, without any limitation or qualification whatsoever.

3. The Trust is in existence and I, as trustee, am authorized to transfer the interests in the real estate described above, free and clear of any adverse claims.

Betty L. Rinard  
Betty L. Rinard, Trustee

Sworn to and subscribed before me by Betty L. Rinard on this 15 day of April, 2002.

Mary E. Horn  
Notary Public in and for the State of ~~Iowa~~ New Mexico  
County: Eddy

