

Document 2006 4737

Book 2006 Page 4737 Type 06 033 Pages 2
Date 11/14/2006 Time 3:39 PM
Rec Amt \$12.00

MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

COMPUTER	<input checked="" type="checkbox"/>
RECORDED	<input checked="" type="checkbox"/>
COMPARED	<input type="checkbox"/>



Individual Trustee's Affidavit

THE IOWA STATE BAR ASSOCIATION
Official Form No. 113

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jason Springer, 3115 Douglas Ave, Des Moines, IA 50310. Phone: (515) 255-4500

Taxpayer Information: (Name and complete address)

Jacqueline Devore, 1596 State Hwy, 92, Winterset, IA

✓mca

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

Jason Springer, 3115 Douglas Ave, Des Moines, IA 50310. Phone: (515) 255-4500

Grantors:

Grant E. Marston
L. MacGregor

Grantees:

Jacqueline Devore

Legal description: See Page 2

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE:

All That part of the Northeast Quarter (1/4) of the Northeast Quarter (1/4) of Section One (1), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, described as commencing at the Northeast corner of said Section One (1); thence North 89°50'18" West a distance of 341.89'; thence South 00°13'34" East a distance of 60.00' to the point of beginning; thence South 00°13'34" East a distance of 367.87'; thence South 89°47'27" West a distance of 197.65'; thence North 00°16'18" West a distance of 98.48'; thence South 86°27'09" West a distance of 10.31'; thence North 01°42'11" West a distance of 116.83'; thence South 88°55'15" West a distance of 271.56'; thence North 00°40'26" East a distance of 70.30'; thence North 41°26'39" East a distance of 119.79'; thence South 89°51'29" East a distance of 401.82' to the point of beginning. Containing 2.63 acres including 0.07 acres of county road right of way.



State of IA County of Madison ss:

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

1. I am the trustee under the Trust dated June 14, 2004, to which the above-described real estate was conveyed to the trustee by Grant Edward Marston and Ligaya MacGregor husband and wife, pursuant to an instrument recorded the 1st day of November, 2004, in the office of the Madison County Recorder in Book 2004 and Page 5310 (insert recording data).

2. I am the presently existing trustee under the Trust and I am authorized to transfer the property to Jacqueline DeVore

(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.

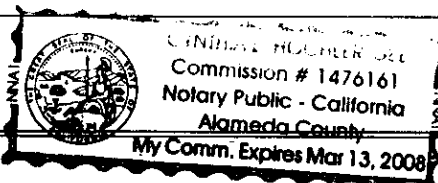
4. The grantor of the trust is alive.

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

L. MacGregor

Affiant

Signed and sworn to (or affirmed) before me on 11-10-06, by L. MacGregor



Notary Public