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FILED NO. 2488
BOOK 43 PAGE 16

AFFIDAVIT

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REC \$ 5.00
AUD \$ 10
R.M.F. \$ 10

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

STATE OF IOWA :
 : SS
MADISON COUNTY :

I, Samuel H. Braland, being first duly sworn on oath depose and state as follows, for the purpose of clarifying the record chain of title to the following described real estate, to-wit:

Lot Three (3) and the South 11 Feet of Lot Two (2) in Block Two (2) of Nicholson's Addition to the Town of Earlham, Madison County, Iowa.

1. I have been and am now a resident of Madison County, Iowa. I am a lawyer duly licensed to practice law in the State of Iowa, and I maintain my office in the City of Earlham, Iowa.

2. In the chain of title to the above described real estate, there is shown a mortgage from Gregory A. Taylor and Janet L. Taylor, husband and wife, to Armin B. Sommer and Marjorie B. Sommer, husband and wife, dated January 24, 1991, and filed of record January 27, 1991, in Book 134, Page 137, in the Office of the Recorder of Madison County, Iowa.

3. I know of my own personal knowledge that Armin B. Sommer, one of the mortgagees, died on November 5, 1991, a resident of the State of Florida. His Last Will And Testament was duly admitted to probate in the Circuit Court For Osceola County, Florida, and administration was had thereon. I know of my own personal knowledge that Armin B. Sommer's interest in the above described real estate mortgage passed to his surviving spouse, Marjorie B. Sommer, pursuant to the terms of his Last Will And Testament. Accordingly, Marjorie B. Sommer is the appropriate mortgagee to release the above referenced mortgage recorded in Book 134, Page 137, in the Office of the Recorder of Madison County, Iowa.

4. I further state that where the names Marjorie B. Sommer and Marjorie J. Sommer appear, they refer to one and the same person.


The matters set forth herein are matters of which I either have personal knowledge or have learned from an inspection of the documents and records referred to herein. The statements and allegation contained herein are, to the best of my knowledge, true and correct as I verily believe.

Dated this 29th day of March, 1995.



Samuel H. Braland

Subscribed and sworn to before me and in my presence by the said Samuel H. Braland this 29th day of March, 1995.



Notary Public in and for the
State of Iowa.

