

COMPUTER   
RECORDED   
COMPALED

REC. \$ 5.00  
R.M.F. \$ 1.00

FILED NO. 2488  
BOOK 60 PAGE 765

STATEMENT OF ESCROW AGENT

96 MAR 15 PM 1:29

MICHELLE UTSLER  
RECORDER

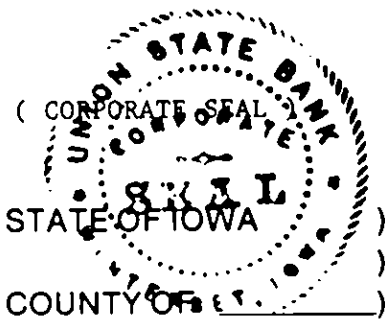
The undersigned states that there was deposited with him, as escrow agent, within  
the 180 days last past, an instrument of conveyance concerning real estate situated in  
Madison County, Iowa described as:

Lot Four (4) and the West Half (1/2) of Lot Three (3) in Block Three (3) of the  
Original Town of Truro, Madison County, Iowa,

in which Bart S. Kerns & Kellie L. Kerns of Truro, Iowa,  
is grantor and Danette Aguiniga-Cruz of Des Moines, Iowa,  
is grantee.

This statement is made and offered for recording in compliance with Section  
558.44, Code of Iowa.

Dated this 15 day of March, 1996.



UNION STATE BANK of Winterset, Iowa

By Steven D. Warrington  
Steven D. Warrington Escrow Agent  
Vice President

)  
) SS.  
)  
COUNTY OF ET.

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me, a Notary  
Public, personally appeared \_\_\_\_\_, to me known to be the person(s)  
named in and who executed the foregoing instrument and acknowledged that  
(she/he/they) executed the same as (her/his/their) voluntary act and deed.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

STATE OF IOWA )  
) SS.  
COUNTY OF MADISON

On this 15 day of March, 1996, before me, a Notary  
Public, in and for said county and state, personally appeared Steven D. Warrington,  
to me personally known, who being by me duly (sworn/affirmed) did say that  
(she/he/they) (is/are) Vice President of said (corporation/association), that (the  
seal affixed to said instrument is the seal of said ~~corporation~~ no seal has been procured by the said)  
(corporation/association) and that said instrument was signed (and sealed) on behalf of  
the said (corporation/association) by authority of its Board of (Directors/Trustees) and  
the said Steven D. Warrington acknowledged the execution of said instrument to be  
the voluntary act and deed of said (corporation/association) by it voluntarily executed.



Samuel H. Braland  
Notary Public in and for the State of Iowa

