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FILED NO. 3538
BOOK 43 PAGE 518
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MICHELLE UTSLOE
RECORDER
MADISON COUNTY, IOWA

AFFIDAVIT

STATE OF IOWA)
) SS
MADISON COUNTY)

Comes now Leonard M. Flander being first duly sworn on oath do hereby depose and state:

I am the attorney who prepared the real estate contract by which Paulina Youmans and Gene Youmans agreed to sell and Paul D. Youmans agreed to buy certain real estate situated in Madison County, Iowa. Said contract was dated August 25, 1992 and is shown of record in Deed Record Book 131 at Page 8.

As the result of a scrivener's error, the description of the real estate appearing in said contract is in error. The erroneous description in said contract is:

West half (½) Northwest Quarter (¼) of Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M.

The correct description of the real estate which Paulina Youmans and Gene Youmans intended and did agree to sell and Paul D. Youmans intended to and did agree to purchase and which should have appeared in such contract is:

West Half (½) Northwest Quarter (¼) of Section Twenty-four (24), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M.

I have known and as an attorney have represented Paulina Youmans and Gene Youmans for more than twenty-five (25) years and know neither of them owned or had an interest in any land located in Section Twenty-four (24), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M. on August 25, 1992.

I have no interest herein except to establish of record that a scrivener's error appears in the contract shown of record in Book 131 at Page 8.


Leonard M. Flander

Subscribed and sworn to me on this 7th day of June, 1996.


Beth Flander
Notary Public

