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AUDS  
R.M.F. 2

MICHELLE UTSLER  
RECORDER  
MADISON COUNTY, IOWA

PREPARER: Leonard Hartman, 1312 N. 2nd Street, Stuart, Iowa, 50250 (515) 502-4441

AFFIDAVIT EXPLANATORY OF TITLE

STATE OF IOWA

SS-

GUTHRIE COUNTY

I, RANDAL C. JOHNSON, being first duly sworn on oath, depose and state, that I am personally and well-acquainted with a certain WARRANTY DEED recorded on May 15, 1987, in Book 123, on Page 197.

I further state, that it was the intent of the GRANTORS to convey the following described Real Estate, to-wit:

That part of the Northwest Fractional Quarter (NW Fr. 1/4) of Section Thirty-one (31), Township Seventy-six (76) North, Range Twenty-six (26), West of the 5th P.M., described as follows: BEGINNING at the Northwest Corner of the Southwest Fractional Quarter (SW Fr. 1/4) of the Northwest Fractional Quarter (NW Fr. 1/4) of said Section Thirty-one (31), PROCEED North 52.5 Feet along the Quarter (1/4) Section Line; THENCE 89°22' Right and Easterly 194.6 Feet; THENCE 90°38' Right and South 212.9 Feet; THENCE 89°22' Right and Westerly 194.6 Feet to the West Line of the Northwest Quarter (NW 1/4) of said Section Thirty-one (31), THENCE 90°38' Right and North 160.4 Feet to the Point of Beginning, CONTAINING 0.95 Acres more or less, SUBJECT to existing Road Right-of-Way, on the West Side.

I further state, that the above Real Estate can also be described as:

A Parcel of Land containing .23 Acres in the Southwest Corner of the West 25.12 Acres of the North Half (N 1/2) of the North Half (N 1/2) AND A Parcel of Land containing .72 Acres located in the Northwest Corner of the West 25.37 Acres of the South Half (S 1/2) of the North Half (N 1/2), all in Section Thirty-one (31), Township Seventy-six (76) North, Range Twenty-six (26), West of the 5th P.M., all in MADISON COUNTY, IOWA.

DATED THIS 26 DAY OF August, 1997

Randal C. Johnson *exec.*  
RANDAL C. JOHNSON, EXECUTOR OF THE  
ESTATE OF WILLIAM C. JOHNSON

Subscribed and sworn to before me a Notary Public by RANDAL C. JOHNSON on this 26 day of August, 1997.

Leonard Hartman  
Notary Public in and for State of IOWA.

