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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared By: Mark L. Smith, POB 230, Winterset, IA 50273 Telephone No.: 515-462-3731
Return To: Farmers & Merchants State Bank, POB 29, Winterset, IA 50273

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**AFFIDAVIT EXPLANATORY OF TITLE AND
AFFIDAVIT OF POSSESSION**

STATE OF IOWA :
 :SS
COUNTY OF MADISON :

I, Steven Carl Sawyers, after first being duly sworn upon oath, depose and state as follows:

1. This is an Affidavit Explanatory of Title and Affidavit of Possession to the following-described real property:

The South 38 Acres of the West Fractional Half (W Fr. ½) of the Northwest Quarter (NW 1/4) of Section Four (4), Township Seventy-five (75) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa.

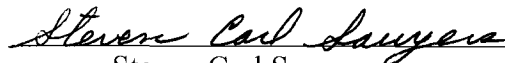
2. In 1959 Mima May Sawyers became the owner of the real estate described in this Affidavit by way of a Warranty Deed dated and filed June 10, 1959, in Deed Record 87, Page 597 of the Recorder's Office of Madison County, Iowa. Mima May Sawyers died May 3, 1961, and in the handling of her Estate her real estate is listed as: S 35 Acres of the W ½ of the NW 1/4) and the E ½ of the NW 1/4 in Section 4, Township 75 North, Range 29 West of the 5th PM.

This description left out the North 3 Acres of the South 38 Acres of the W Fr. ½ of the NW 1/4 of said Section 4, Township 75 North, Range 29 West of the 5th PM, Madison County, Iowa; and, this error was perpetually repeated over time.

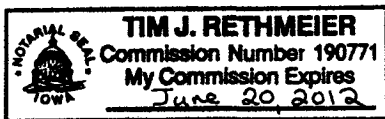
Wherever in the chain of title the legal description of the S 35 Acres of the W ½ of the NW 1/4 of Section 4, Township 75 North, Range 29 West of the 5th PM, Madison County, Iowa, is used, it is meant to convey the South 38 Acres of the W ½ of the NW 1/4 of Section 4, Township 75 North, Range 29 West of the 5th PM, Madison County, Iowa.


3. I am the record titleholder of the property described in paragraph 1 hereof in Madison County, Iowa.

4. I am now in complete, actual and sole possession and have been for over ten (10) years of all of the said real estate, except as may be herein stated. This Affidavit is made of my own personal knowledge and I am familiar with said real estate, its titleholders, its parties in possession; and, this Affidavit is for the purpose of confirming title to the above-described real estate under the provisions of Section 614.17 and Section 614.17A, Code of Iowa, and other statutes relative thereto.


Steven Carl Sawyers

Subscribed and sworn to before me by the said Steven Carl Sawyers on this 31st day of December, 2010.




Notary Public in and for the State of Iowa