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FILED NO. 2462
BOOK 42 PAGE 140
94 MAR 18 PM 2:44
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

AFFIDAVIT

I, A. Carroll Meyer, being first duly sworn and under oath state of my personal knowledge that:

1. I am the trustee under the trust dated January 11, 1993, to which the ~~above described~~ ^{attached} real estate was conveyed to the trustee by A. Carroll Meyer and Marjorie Meyer pursuant to an instrument recorded the 29th day of November, 1993, recorded in the office of the Madison County Recorder in Book 58 on Page 745.

2. I am the presently existing trustee under the trust and am authorized to sell real estate, without any limitation or qualification whatsoever.

3. The trust is in existence and I as trustee am authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.

4. The grantor to the trust is alive.

5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries to the trust are deceased.

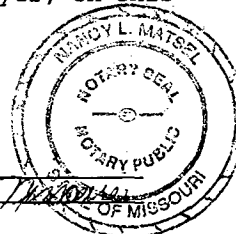
A. Carroll Meyer

A. Carroll Meyer

Sworn to and subscribed before me by Carroll A. Meyer, on this 14th day of March, 1994.

Nancy L. Matsel

NOTARY PUBLIC IN AND FOR THE STATE OF MISSOURI



NANCY L. MATSEL
Notary Public - State of Missouri
Commissioned in Clay County
My Commission Expires April 27, 1996

Parcel A in Lot 1 of Gold Buffet Subdivision in the Northwest Fractional Quarter (NW Fr. ¼) of the Northwest Quarter (NW ¼) of Section Thirty-one (31), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., City of Winterset, Madison County, Iowa, more particularly described as follows:

Commencing at the Southwest Corner of the Northwest Fractional Quarter (NW Fr. ¼) of the Northwest Quarter (NW ¼) of Section 31, Township 76 North, Range 27 West of the 5th P.M., City of Winterset, Madison County, Iowa; thence South 89°15'30" East 50.00 feet to the East line of First Street (John Wayne Drive); thence along said East line North 00°00'00" 198.42 feet to the point of beginning. Thence continuing North 00°00'00" 106.70 feet; thence South 89°15'30" East, 51.09 feet; thence South 73°02'44" East, 30.00 feet; thence South 89°15'30" East, 34.34 feet; thence South 00°00'00", 71.07 feet; thence North 89°15'30" West, 19.91 feet; thence South 00°00'00" 27.25 feet; thence North 89°15'30" West, 94.23 feet to the point of beginning. Said parcel of land contains 11,227 square feet.