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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

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## CORPORATE TRUSTEE'S AFFIDAVIT

THE IOWA STATE BAR ASSOCIATION

Official Form #114

Recorder's Cover Sheet

**Preparer Information:** (Name, address and phone number)

Mark L. Smith, POB 230, Winterset, IA 50273, Phone: (515) 462-3731

**Taxpayer Information:** (Name and complete address)

Bradley and Jill Allen, 2532 - 265th Street, Peru, IA 50222

✓ **Return Document To:** (Name and complete address)

Mark L. Smith, POB 230, Winterset, IA 50273, Phone: (515) 462-3731

**Grantors:**

James and Virginia Engler Revocable Trust

**Grantees:**

Bradley Allen And Jill Allen, Jt

**Legal description:** See Page 2

**Document or instrument number of previously recorded documents:**



# CORPORATE TRUSTEE'S AFFIDAVIT

RE: The Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-seven (27), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, EXCEPT Parcel "C" located therein, containing 3.29 acres, as shown in Plat of survey filed in Book 2014, Page 796 on April 7, 2014, in the Office of the Recorder of Madison County, Iowa.

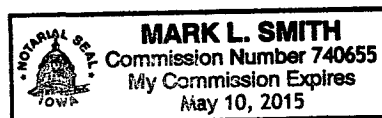
STATE OF IOWA, COUNTY OF MADISON, ss:

I, James A. Engler, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

- James A. Engler is the trustee under the Trust dated \_\_\_\_\_, to which the above-described real estate was conveyed to the trustee by James A. Engler and Virginia M. Engler, pursuant to an instrument recorded the 14th day of January, 2003, in the office of the Madison County Recorder in Book 2003, Page 220 (insert recording data).
- James A. Engler is the presently existing trustee under the Trust and is authorized to convey real estate (describe the transfer to be made by the trustee to the bona fide purchaser) without any limitation or qualification whatsoever, and I am \_\_\_\_\_ (office) of the corporate trustee.
- The Trust is in existence and James A. Engler, as trustee, is authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
- The grantor of the trust is ~~XXXX~~ alive.
- The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

James A. Engler  
James A. Engler, Affiant

Signed and sworn to (or affirmed) before me this 14th day of April, 2014,  
by James A. Engler



Mark L. Smith  
Signature of Notary Public