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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA



INDIVIDUAL TRUSTEE'S AFFIDAVIT

THE IOWA STATE BAR ASSOCIATION
Official Form #113

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)

Jerrold B. Oliver, POB 230, Winterset, IA 50273, Phone: (515) 462-3731

Taxpayer Information: (Name and complete address)

Maureen Garlich, 407 North 4th Avenue, Winterset, IA 50273
/E.

✓

Return Document To: (Name and complete address)

Anfinson & Luce, P.L.C., 726 W. 4th Street, Waterloo, IA 50702

Grantors:

Frank Residence Trust

Grantees:

Maureen Garlich
/E.

Legal description: See Page 2

Document or instrument number of previously recorded documents:



INDIVIDUAL TRUSTEE'S AFFIDAVIT

RE: Lot "A" of the North Street Townhouse Association Regime in Pitzer and Knight's Addition to the City of Winterset, Madison County, Iowa, AND an undivided interest in the common areas and facilities thereof, as provided in the Townhouse Declaration filed in Book 2001, Page 2018 on May 18, 2001, in the Office of the Recorder of Madison County, Iowa (and any appurtenances and amendments thereto).

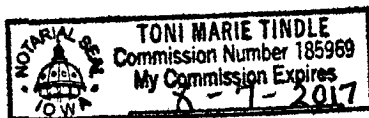
STATE OF IOWA, COUNTY OF Madison, ss:

I, Donald Dean Frank, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

1. I am the trustee under the Frank Residence Trust Created Under Trust Agreement Dated October 20, 2003 Trust dated October 20, 2003, to which the above-described real estate was conveyed to the trustee by Donald Dean Frank and Velma Fay Frank, pursuant to an instrument recorded the 24 day of OCTOBER, 2003, in the office of the MADISON County Recorder in Book 2003, Page 6427 (insert recording data).
2. I am the presently existing trustee under the Trust and I am authorized to Sell and convey 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 of the trust is ~~is not~~ alive.
5. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Donald Dean Frank
Donald Dean Frank, Affiant

Signed and sworn to (or affirmed) before me this 21 day of April, 2015, by Donald Dean Frank



Toni Marie Tindle
Signature of Notary Public