Compared

FILED NO. 2229
BOOK 31 PAGE 454
1977 MAY 27 PM 1:32
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Rec # 4.50
2 pgs

AFFIDAVIT BY TAX TITLEHOLDER UNDER SECTION 448.15, CODE OF IOWA 1975.

STATE OF IOWA :
: SS
MADISON COUNTY :

That Roger P. Callahan and Catherine Gomez Callahan, of Earlham, Madison County, Iowa, being first duly sworn on oath, depose and state that on January 14, 1967, the County Treasurer of Madison County, Iowa, issued a tax deed to Madison County for the following described real estate:

> Lots Ten (1), Eleven (11) and Twelve (12) in Block Two (2) of Academy Addition to the Town of Earlham, Madison County, Iowa.

That said tax deed was filed of record in the Office of the County Recorder of Madison County, Iowa, on January 14, 1967, and appears in the records of that office in Madison County as recorded in Tax Sale Deed Record to page 496; that thereafter Madison County, Iowa, by Quit Claim Deed sold said property to the Clearview Development Corporation in a deed dated November 28, 1973, and filed of record on March 12, 1974, in the Office of the County Recorder of Madison County, Iowa, in Town Lot Deed Record 45 on page 759; and that the Clearview Development Corporation by a Warranty Deed dated February 11, 1977, and filed for record on February 17, 1977, sold said property to Roger P. Callahan and Catherine Gomez Callahan, husband and wife, as joint tenants, not as tenants in common, with full rights of survivorship, which said Deed was recorded in the Office of the County Recorder of Madison County, Iowa, in Book 47, on page 487.

That Roger P. Callahan and Catherine Gomez Callahan, husband and wife, as joint tenants, not as tenants in common, with full rights of survivorship are now in possession of such real estate and claim title to the same by virtue of such tax deed and chain of

IND. ✓
REC. ✓
PAGE ✓

#2 Affidavit By Tax Titleholder Under
Section 448.15, Code of Iowa 1975.

title, or such purported tax title.

That any person claiming any right, title or interest in or to such real estate adverse to the title or purported title by virtue of such tax deed referred to herein shall file a claim of the same with the Recorder of the County, wherein such real estate is located, within 120 days after the filing of this Affidavit, such claim to set forth the nature thereof, also the time and manner in which such interest was acquired.

That where the terms Madison County and Madison County, Iowa, are used, it refers to one and the identical County, namely Madison County, Iowa.

Dated this 17 day of May, 1977.

Roger P. Callahan
(Roger P. Callahan)

Catherine Gomez Callahan
(Catherine Gomez Callahan)

Subscribed and sworn to before me this 17 day of May, A.D., 1977.

K. E. HYKES
NOTARIAL SEAL IOWA
MY COMMISSION EXPIRES JUNE 30, 1977

K E Hykes
Notary Public in and for the
State of Iowa.