

Document 2017 313

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INDX ANNO SCAN

CHEK

LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

PURCHASER AFFIDAVIT

Pr	epared By and Return T	o:	Christopher J	Langpaul,	Hubbard	Law	Firm,	P.C.,	10605	Justin
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Dr., Urbandale, IA 50322; (515) 222-1700

Grantor: Viola Beth Parrish Revocable Trust No. 2008

Grantee: James A. Hatch Trust

Legal Description: See attached Addendum "1" (the "Real Estate")

*		
STATE OF IOV	VA)
	Λ //) ss:
COUNTY OF	Po 1/c)

- I, Randy Hatch, as Trustee of the James A. Hatch Trust, am the Purchaser of the above-described Real Estate.
- 1. I am purchasing the above-described Real Estate from the Viola Beth Parrish Revocable Trust No. 2008.
- 2. That the undersigned is relying on the Affidavit filed by the Trustee on behalf of the Viola Beth Parrish Revocable Trust No. 2008. The Purchaser has no notice or knowledge of any adverse claims arising out of the execution and recording of the deed transferring title of the Real Estate from the Trustee to the Purchaser.
- 3. That this Affidavit is made for the purpose of removing any possible cloud on the title for the above-described Real Estate.

[signature and notary page follows]

Dated on the 25 day of Jane	UQr y , 2017.	
	Kandy State &	
	Randy Hatch, Affgant	
	Trustee of the James A. Hatch Trust	
STATE OF IOWA, COUNTY OF _	Polk	
	ed before me this 25/hay of January,	
This record was acknowledge	ed before me this 25' day of Janagry,	2017,
by Randy Hatch as Trustee of the Jan	mes A. Hatch Trust.	
JANET K. SPONSLER	(Manth Opensur	
My Commission Expires April 23, 20	Signature of Notary Public	

Addendum "1"

Legal Description

Parcel "B" located in the East Half (1/2) of the Northwest Quarter (1/4) and in the West Half (1/2) of the Northeast Quarter (1/4), and in the Northwest Quarter (1/4) of the Southeast Quarter (1/4), ALL in Section Twenty-five (25), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 109.449 acres, as shown in Plat of Survey filed in Book 3, Page 157 on November 25, 1997, and shown corrected by Surveyor's Affidavit filed in Book 2017, Page 120 on January 11, 2017 in the Office of the Recorder of Madison County, Iowa.