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IOWA STATE BAR ASSOCIATION
Official Form No. 27A. (Short Form) (Trade-Mark Registered, State of Iowa, 1957)

FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER

# AFFIDAVIT OF POSSESSION

TO WHOM IT MAY CONCERN:

FILED NO. 1060
BOOK 30 PAGE 689
1975 AUG -5 PM 4:05
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee #2 50
1pg

COMPARED

STATE OF IOWA
Madison COUNTY } ss.

The undersigned first being duly sworn (or affirmed) upon oath deposes and states:

That Connie Strable Kephart and Dale E. Kephart

are now the record titleholders of the following described real estate to-wit:

Lots One (1), Two (2), Seven (7) and Eight (8) in Block Four (4) of Clanton's Addition of 1888 to the Town of St. Charles, Madison County, Iowa.

That said Connie Strable Kephart and Dale E. Kephart are now in complete actual and sole possession of all of said real estate except as may be herein stated. That this affidavit is made from the personal knowledge of the undersigned who is familiar with said real esaate, its titleholders and its parties in possession; and is for the purpose of confirming title to the above described real estate under the provisions of Section 614.17, Code of Iowa, and other statutes relative thereto. That their said sole possession, and that of their predecessors in the record chain of title has been continuous since prior to January 1, 1960.

Raymond E. Strable died testate June 25, 1969, survived by his spouse Lena A. Donahue Strable. His former marriage to Wanda B. Strable was terminated by divorce November 10, 1965. He was also survived by Larry Strable, son, and Connie Strable Kephart, daughter, as his sole surviving heirs. His estate was probated in the Madison County, Iowa District Court as Probate No. 7184.

Words and phrases herein, including jurat and marginal entry hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Dated this 25 day of July, 19 75

Connie Strable Kephart
Connie Strable Kephart, Affiant

Subscribed in my presence and sworn to (or affirmed) before me by the said affiant this 25 day of July, 19 75.

MARTHA K. PATON NOTARIAL SEAL

Martha K Paton
Martha K. Paton, Notary Public in and for the State of Iowa

Please type or print names under signatures as per Code Section 535.2

## POWER OF ATTORNEY

The undersigned, owner in possession of said property as above stated, hereby directs that this affidavit be filed of record and hereby appoints the County Recorder of the County wherein said land is situated as the authorized attorney in fact to file same.

If the Power of Attorney is granted by a Corporation attach corporate acknowledgment (Official Form No. 12).

_____
_____, Owner in Possession

STATE OF IOWA, _____ COUNTY, ss:

On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared _____, to me known to be the identical person named in and who executed the within and foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.

_____
_____, Notary Public in and for the State of Iowa

● The use of the Power of Attorney with acknowledgment is optional and may be omitted if the affidavit is filed by the owner in possession as named in the affidavit.

## MARGINAL ENTRY

STATE OF IOWA, COUNTY OF Madison, ss:

The undersigned Recorder in and for said County in the State aforesaid, hereby certifies that the foregoing affidavit was filed in the said Recorder's Office by the owner in possession as named in said affidavit or by his attorney in fact as shown by the records; and duly recorded and entered on the records thereon on the 5 day of August, 19 75.

Mary E Welty
Recorder.

Authority: Tendell v. Hanes
248 Iowa 43 (1957)
82 NW(2d) 119.