That at the time of his death he did not own any real estate or any interest in real estate other than that hereinbefore described, and that said real estate, as a whole, did not exceed $6,500.00 at the time of his death.

That the estate of said decedent was not administered upon; that all debts and claims including the expenses of the last illness and burial of the decedent were paid; that the decedent was survived by his widow, Anna M. Lee, and by this affiant, Chris A. Lee, a son and Vera H. Luckett, a daughter, who were his only children and heirs-at-law; that at the time of the death of said decedent he was the owner of United States Government Bonds and money on deposit in a sum not to exceed $8,000.00 and that said bonds and bank account was in the name of Oscar Lee and Anna M. Lee as joint tenants with right of survivorship and that the said Oscar Lee had no interest at the time of his death except such as has been mentioned hereinbefore.

That at the time of the appointment of this affiant as guardian of the property of Anna M. Lee, the said Anna M. Lee had ceased to live in the dwelling house on the real estate hereinbefore described and that said dwelling house was no longer the home of the said Anna M. Lee.

That this affiant makes this affidavit for the purpose of establishing as true the statements set forth herein.

Chris A. Lee

Subscribed and sworn to before me and in my presence this 25th day of October, 1962.

NOTARIAL SEAL

Jno. N. Hartley Notary Public
in and for Madison County, Iowa.

Lou Owen Wheeler
To
Wayne Anderson

#3239

Fee $3.50 √F.L

Filed for record the 2 day of November A. D. 1962 at 3:45 o'clock P. M.
Mary E. Welty, Recorder
Shirley G. Henry, Deputy

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, Lou Owen Wheeler, of Madison County, Iowa, does hereby make, constitute and appoint Wayne Anderson of Madison County, Iowa, his true and lawful Attorney-in-fact, with full right, power and authority for me, and in my name, place and stead and for my use and benefit to exercise any or all of the following powers as to property belong to me in the State of Iowa:

1. To ask, demand, sue for, recover, collect and receive each and every sum of money, debt, account, legacy, bequest, interest, dividend, and demand which now is or hereafter shall become due, owing or payable belonging to or claimed by me, and to use and take any lawful means for the recovery thereof by legal process or otherwise, and to execute and deliver a satisfaction or release therefor, together with the right and power to compromise or compound any claim or demand;

2. To exercise any or all of the following powers as to real property, any interest therein and/or building thereon: To take possession thereof; to lease the same for any term or purpose and for such rent as in his discretion is adequate; to give notice to quit or termination of such tenancy and to collect such rent; to sell, exchange, grant or convey the same with or without warranty;

3. To exercise any or all of the following powers as to all kinds of personal property and choses in action in other property in possession or in action: To sell, exchange, transfer and in any legal manner deal in and with the same; and to mortgage or encumber the same; to make payment of a negotiable or non-negotiable note or performance of any obligation or agreement; to draw checks upon my bank account for any purpose which he deems advisable for my benefit and to make deposits of any money belonging to me;

4. To compound, compromise, adjust, settle and satisfy any obligation, secured or

Acme-Blackmer Co., Burlington, 62563

unsecured, owing by or to me and to give or accept any property and/or money whether or not equal to or less in value than the amount owing in payment, settlement or satisfaction thereof;

5. To transact business of any kind or class and as my act and deed to sign, execute, acknowledge and deliver any deed, lease, assignment of lease, covenant, assignment of mortgage, extention or renewal of any obligation, contract or note, whether negotiable or non-negotiable, receipt, evidence of debt, full or partial release or satisfaction of mortgage, judgment and other debts and execute such other instruments of any kind or class as may be necessary in the premises.

I further give and grant unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite, necessary or appropriate to be done in and about the premises as fully to all intents and purposes as I might or could do if personally present, hereby ratifying all that my said attorney shall lawfully do or cause to be done by virtue of these presents.

The powers and authority hereby conferred upon my said attorney shall be applicable to all personal and real property or interests therein now owned or hereafter acquired by me and wherever situate in the State of Iowa.

My said attorney is empowered hereby to determine in his sole discretion the time when, purpose for and manner in which any power herein conferred upon him shall be exercised, and the condition, provisions and covenants of any instrument or document which may be executed by him pursuant hereto; and in the acquisition or disposition of real or personal property, my said attorney shall have exclusive power to fix the terms thereof for cash, credit and/or property, and if on credit with or without security.

Wintess my hand this 27th day of October, 1962.

Lou Owen Wheeler
Lou Owen Wheeler

STATE OF IOWA MADISON COUNTY) SS.

On this 27th day of October, 1962, before me personally appeared Lou Owen Wheeler, to me known to be the person named in and who executed the foregoing instrument, and acknowledged that he executed the same as his voluntary act and deed.

NOTARIAL SEAL

Emery L. Goodenberger Notary Public in and for Madison County, Iowa.

Carol L. Bond
To
The Public

#3294

Fee $1.50 V.E.L

Filed for record the 7 day of November A. D. 1962 at 3:30 o'clock P. M.

Mary E. Welty, Recorder

AFFIDAVIT OF POSSESSION

STATE OF IOWA COUNTY OF MADISON) SS.

I, Carol L. Bond, being first duly sworn, upon my oath state that I am a resident of Madison County, State of Iowa; that I am acquainted with the use, ownership and occupancy of the following described lands in Madison County, State of Iowa;

	SEC.	TWP	RG.
A tract of land described as follows: Commencing at the Southeast corner of the W½ SE¼ SW¼, thence North 48 rods, thence in a Southwesterly direction in a straight line to a point 36 rods North of the Southwest corner of the SE¼ SW¼, thence South 71 degrees West, 9 rods and 5 links, thence South 11 rods and 23 links, thence South 55½ degrees West, 5.40 chains, thence South 9 rods, thence East 67 rods to the place of beginning	15		
NE¼ NE¼; and SW¼ NE¼, except the East 2 rods thereof; and the East 7 acres of SE¼ NW¼	21		
NW¼ NW¼	22		
All in		76N	28 W 5thPM

Containing 140.11 acres, more or less, according to Government Survey,

and that I know of my own knowledge that Harvey S. Clark and Edna F. Clark are now in