Harry Baker
To
The Public

#3873
Fee $1.50

Filed for record the 30 day of December A. D. 1963 at 3:00 o'clock P.M.
Mary E. Welty, Recorder

AFFIDAVIT

STATE OF IOWA MADISON COUNTY: SS

I, Harry Baker, being first duly sworn on oath depose and say that I have been a resident of Madison County, Iowa, for more than eighty (80) years; that I am familiar with the chain of title to the following described real estate, to-wit:

Lot Nineteen (19) of Clark's Irregular Survey of the North One-fourth (¼) of the Southwest Quarter (¼) of the Northeast Quarter (¼) of Section Thirty-six (36) in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, as shown by plat thereof recorded in Land Plat Record 1, page 66, of the records of the Recorder of said County

and that wherever the names Orie Schermer and Orie Schermerhorn appear in the said chain of title they refer to one in the same person; that wherever the names Donah Schermer, Donah Schermerhorn Johnson and Dona Schermerhorn Johnson appear in the chain of title to said real estate that they refer to one and the same person.

Harry Baker
Harry Baker

Subscribed and sworn to before me by Harry Baker this 30 day of December, 1963.

NOTARIAL SEAL

Lewis H. Jordan Notary Public
in and for Madison County, Iowa
Lewis H. Jordan

Ruth Esther Stuart
To
Ronald L. Stuart

#9
Fee $2.50

Filed for record the 2 day of January A. D. 1964 at 2:15 o'clock P. M.
Mary E. Welty, Recorder
Shirley G. Henry, Deputy

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That the undersigned Ruth Esther Stuart of Madison County, Iowa, do hereby make, constitute and appoint Ronald L. Stuart of Madison County, Iowa, her true and lawful Attorney-in-Fact, with full right, power and authority for them, and in her name, place and stead:

1. To endorse all my social security checks in my behalf and to deposit said checks in my account in the Farmers and Merchants State Bank of Winterset, Iowa, to collect all moneys due me and endorse and cash all other checks payable to me and deposit the proceeds therefrom in my checking account in the Farmers and Merchants State Bank of Winterset, Iowa; to write checks on said account to pay for my care, support, medicines and expenses; to pay any bill or accounts incurred by me and in general to do all things necessary to look after, manage and handle my affairs the same as I could do except for infirmities due to age and physical condition.

2. To exercise any or all of the following powers as to real property, any interest therein and/or any building thereon; To contract for, purchase, receive and take possession thereof and of evidence of title thereto; to lease the same for any term or purpose, including leases for business or residence; to sell, exchange, grant, or convey the same with or without warranty; and to mortgage, or otherwise encumber the same to secure payment of a negotiable or non-negotiable note or performance of any obligation or agreement.

3. To exercise any or all of the following powers as to all kinds of personal property and goods, wares, merchandise, choses in action and other property in possession or in action; To contract for, buy, sell, exchange, transfer and in any legal manner deal in and with the same; and to mortgage, or otherwise encumber the same to secure payment of a negotiable or non-negotiable note or performance of any obligation or agreement.

4. To transact business of any kind as my act and deed including the signing, executing, acknowledging and delivering any deed, lease, assignment of lease, covenant, indenture

indemnity agreement, mortgage, extension or renewal of any obligation, bill of sale, bill, bond, note, whether negotiable or non-negotiable, receipt, evidence of debt, and such other instruments in writing of any kind or class as may be necessary or proper in the premises.

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

Giving and Granting unto said Attorney-in-Fact the full power and authority to do and perform each and every act, deed, matter, and thing whatsoever required and necessary to be done in and about the foregoing, as fully as the undersigned might or could do if personally present and acting.

The undersigned further direct that this Power of Attorney shall take effect immediately and shall be irrevocable unless and until such time as there is filed of record a duly acknowledged revocation of this instrument in the same office in which the instrument containing this power is recorded.

Each of the undersigned do hereby authorize said Attorney-in-Fact to relinquish all our rights of dower, homestead and distributive share in and to the above described premises.

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

Signed this 2nd day of January, 1964, at Winterset, Iowa.

Ruth Esther Stuart
Ruth Esther Stuart

STATE OF IOWA, MADISON COUNTY, SS:

On this 2nd day of January, A.D. 1964, before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared Ruth Esther Stuart to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that her executed the same as her voluntary act and deed.

NOTARIAL SEAL

Emery L. Goodenberger Notary Public in and for said County.

Lillie L. Hamblin
To
Glenn Crow

#30
Fee $1.50 ✓

Filed for record the 4 day of January A. D. 1964 at 9:30 o'clock A. M.
Mary E. Welty, Recorder

SEWERAGE AND DRAINAGE EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That I, Lillie L. Hamblin, widow and unmarried of Macksburg, Madison County, Iowa, in consideration of the sum of One ($1.00) Dollar and other good valuable and sufficient consideration, receipt of which is hereby acknowledged, do by these presents grant, give, assign and set over to Glenn Crow, a sewerage and drainage easement over, across and through Lots Eighty (80) and Eighty One (81) of the Original Town of Macksburg, Iowa. Said Glenn Crow shall have the right to connect to said sewer and drain at any point on Lots Eighty (80) and Eighty One (81) as above described which will not interfere with the buildings and shade trees now growing on said lots. And the said Glenn Crow shall have the right to go onto the property above described at any time for the purpose of repairing, replacing or reconstructing said sewer and drain line if it becomes necessary and may cut, trim or remove any trees or other vegetation planted or growing over said line. And the said Glenn Crow, his co-owner, grantees, heirs at law and assigns are hereby given a perpetual easement over said Lots Eighty (80) and Eighty One (81) and the title thereto, and will be binding upon the grantee and owner of said lots and upon any person who shall hereafter acquire title to said property.

Lillie L. Hamblin
Lillie L. Hamblin

STATE OF IOWA MADISON COUNTY) SS:

On this 3rd day of January, 1964, before me, the undersigned, a Notary Public in and