AFFIDAVIT

STATE OF IOWA :
: ss
MADISON COUNTY :

I, William L. Davis, being first duly sworn on oath state that I am the Senior Vice President of Farmers & Merchants State Bank. I further state that on June 24, 1986, Farmers & Merchants State Bank of Winterset, Iowa, and Rosemary J. Parr and Jack J. Parr entered into an Agreement which Agreement is recorded in Book 53, Page 136 of the Madison County Recorder's Office. I further state that pursuant to said Agreement, a document entitled Disclosure and Notice of Cancellation was given to Rosemary J. Parr and Jack J. Parr on June 24, 1986. See copy of said Disclosure and Notice of Cancellation attached hereto and marked Exhibit "A". Rosemary J. Parr and Jack J. Parr did not exercise their right to cancel.

I further state that on July 14, 1986, a Notice to persons holding or claiming a lien upon certain real estate described in said Notice was mailed by certified mail to Winterset Veterinary Center and Ro-Banks Corporation. See copy of Notice attached hereto and marked Exhibit "B". No right of redemption was exercised by Winterset Veterinary Center and Ro-Banks Corporation.

William L. Davis

Subscribed and sworn to before me by William L. Davis on this 30th day of September, 1986.

Notary Public in and for the State of Iowa.

KIMERLY A. TOWNSEND
Iowa
NOTARIAL SEAL

690
FILED NO.
BOOK 37 PAGE 412
1986 OCT -3 AM 8:29
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee $15.00

DISCLOSURE AND NOTICE OF CANCELLATION

DATE June 24, 1986

Under a forced foreclosure, Iowa law requires that you have the right to reclaim your property within one year of the date of the foreclosure and that you may continue to occupy your property during that time. If you agree to a voluntary foreclosure under this procedure you will be giving up your right to reclaim or occupy your property.

Under a forced foreclosure, if your mortgage lender does not receive enough money to cover what you owe when the property is sold, you will still be required to pay the difference. If your mortgage lender receives more money than you owe, the difference must be paid to you. If you agree to a voluntary foreclosure under this procedure, you will not have to pay the amount of your debt not covered by the sale of your property but you also will not be paid any extra money, if any, over the amount you owe.

NOTE: There may be other advantages and disadvantages, including an effect on your income tax liability, to you depending on whether you agree or do not agree to a voluntary foreclosure. If you have any questions or doubts, you are advised to discuss them with your mortgage lender or an attorney.

You may cancel this transaction, without penalty or obligation, within five business days from the above date.

This transaction is entirely voluntary. You cannot be required to sign the attached foreclosure agreement.

This voluntary foreclosure agreement will become final unless you sign and deliver or mail this notice of cancellation to Farmers & Merchants State Bank, 101 West Jefferson Street, Winterset, Iowa 50273 before midnight of July 1, 1986.

FARMERS & MERCHANTS STATE BANK

By William L. Dawson

I HEREBY CANCEL THIS TRANSACTION.

DATE_____

_____
Signature

I acknowledge receipt of two (2) copies of the above Disclosure and Notice of Cancellation.

6-24-86
(Date)

Scott Dawson

Dawnmarie Dawson

Exhibit A

MISC. REC. 37

NOTICE

TO ALL PERSONS HOLDING OR CLAIMING A LIEN UPON THE FOLLOWING-DESCRIBED REAL ESTATE:

The North Half (½) of Lots One (1) and Two (2) in Half Block Ten (10) in the Additional Lots (Commonly known as Hartman & Young's Addition) to the Town of St. Charles, Madison County, Iowa,

YOU ARE HEREBY NOTIFIED that Rosemary J. Parr and Jack J. Parr have entered into an Agreement with Farmers & Merchants State Bank of Winterset, Iowa. See copy of Agreement attached hereto.

YOU ARE FURTHER NOTIFIED that you have thirty (30) days from the date of mailing of this Notice to you to exercise any rights of redemption that you may have concerning said real estate.

YOU ARE FURTHER NOTIFIED that in the event you fail to redeem said real property that your lien will be removed from this real estate.

THIS NOTICE is given to you in accordance with the provisions of Iowa Code Section 654.16.

DATED this 14 day of July, 1986.

FARMERS & MERCHANTS STATE BANK

By_____
Jerrold B. Oliver
WEBSTER, JORDAN, OLIVER & WALTERS
Farmers & Merchants State Bank Bldg.
P. O. Box 230
Winterset, IA 50273-0230
Telephone: 515-462-3731

ATTORNEYS FOR FARMERS & MERCHANTS STATE BANK

km - Parr

PS Form 3811, July 1982

● SENDER: Complete items 1, 2, 3, and 4. Add your address in the "RETURN TO" space on reverse.

(CONSULT POSTMASTER FOR FEES)

1. The following service is requested (check one).
☐ Show to whom and date delivered ..... _____¢
☒ Show to whom, date, and address of delivery .. _____¢
2. ☐ RESTRICTED DELIVERY..... _____¢
(The restricted delivery fee is charged in addition to the return receipt fee.)
TOTAL $_____

3. ARTICLE ADDRESSED TO:
Ro-Banks Corp.
R. R. #1
St. Charles, IA 50240

4. TYPE OF SERVICE: ☐ REGISTERED ☐ INSURED ☒ CERTIFIED ☐ COD ☐ EXPRESS MAIL
ARTICLE NUMBER: P 309 969 963

(Always obtain signature of addressee or agent)

I have received the article described above.
SIGNATURE ☐ Addressee ☐ Authorized agent
Charlotte Banks

5. DATE OF DELIVERY: 7-15-86
POSTMARK (may be on reverse side)

6. ADDRESSEE'S ADDRESS (Only if requested): RT Box 7

7. UNABLE TO DELIVER BECAUSE:
7a. EMPLOYEE'S INITIALS

RETURN RECEIPT

● GPO: 1982-370-865

km - Parr

PS Form 3811, July 1982

● SENDER: Complete items 1, 2, 3, and 4. Add your address in the "RETURN TO" space on reverse.

(CONSULT POSTMASTER FOR FEES)

1. The following service is requested (check one).
☒ Show to whom and date delivered ..... _____¢
☐ Show to whom, date, and address of delivery .. _____¢
2. ☐ RESTRICTED DELIVERY..... _____¢
(The restricted delivery fee is charged in addition to the return receipt fee.)
TOTAL $_____

3. ARTICLE ADDRESSED TO:
Winterset Veterinary Center
315 E. Madison
Winterset, IA 50273

4. TYPE OF SERVICE: ☐ REGISTERED ☐ INSURED ☒ CERTIFIED ☐ COD ☐ EXPRESS MAIL
ARTICLE NUMBER: P 309 969 964

(Always obtain signature of addressee or agent)

I have received the article described above.
SIGNATURE ☐ Addressee ☐ Authorized agent
Sharon Crawford-Clark

5. DATE OF DELIVERY: 7/15/86
POSTMARK: WINTERSET, IA JUL 15 1986

6. ADDRESSEE'S ADDRESS (Only if requested):

7. UNABLE TO DELIVER BECAUSE:
7a. EMPLOYEE'S INITIALS: DMS

RETURN RECEIPT

● GPO: 1982-370-865

Exhibit B