

BK: 2018 PG: 84
Recorded: 1/5/2018 at 1:56:08.0 PM
Fee Amount: \$12.00
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa



INDIVIDUAL TRUSTEE'S AFFIDAVIT

THE IOWA STATE BAR ASSOCIATION

Official Form No. 113

Recorder's Cover Sheet

Preparer Information: (Name, address and phone number)
Samuel H. Braland, P.O. Box 370, Earlham, Iowa 50072 (515) 758-2267

Taxpayer Information: (Name and complete address)
Michael J. Frank
Terri L. Zimmerman-Frank
1102 Elmwood Lane
Earlham, Iowa 50072

Return Document To: (Name and complete address)
Samuel H. Braland
P.O. Box 370
Earlham, Iowa 50072

Grantors:
Dixie L. Smith Trust

Grantees:
Michael J. Frank
Terri L. Zimmerman-Frank

Legal description: See Page 2

Document or instrument number of previously recorded documents:



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RE:

Parcel "E" located in the Southeast Quarter (1/4) of the Southwest Quarter (1/4) of Section Two (2), Township Seventy-seven (77) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa, containing 5.718 acres, as shown in Plat of Survey filed in Book 2017, Page 3574 on November 15, 2017, in the Office of the Recorder of Madison County, Iowa.

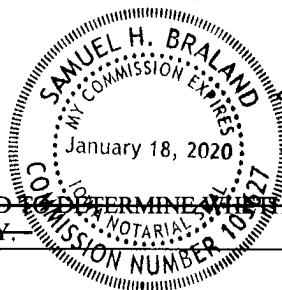
STATE OF IOWA, COUNTY OF MADISON, ss:

I, Dixie L. Smith, being first duly sworn (or affirmed) under oath, state of my personal knowledge that:

- 1. I am the trustee under the Dixie L. Smith Trust dated September 14, 2010, to which the above-described real estate was conveyed to the trustee by Morris D. Smith and Dixie Lee Smith, husband and wife, pursuant to an instrument recorded on October 6, 2010, in the office of the Madison County Recorder in Book 2010, Page 2434 (insert recording data).
2. I am the presently existing trustee under the Trust and I am authorized to transfer the above described real estate to Michael J. Frank and Terri L. Zimmerman-Frank without any limitation or qualification whatsoever.
3. The Trust is in existence and I, as trustee, am authorized to transfer the interest in the real estate as described in paragraph 2, free and clear of any adverse claims.
4. The grantor of the trust is /is not alive.
5. Form 706, United States Estate Tax return, * required to be filed as a result of the death of the Grantor.
6. An Iowa inheritance tax return is not required to be filed pursuant to section 450.22 subsection 2 and 3.
7. The trust is revocable or, if the trust is irrevocable, none of the beneficiaries of the trust are deceased.

Dixie L. Smith
Dixie L. Smith, Affiant

Signed and sworn to (or affirmed) before me on December 27, 2017, by Dixie L. Smith



Signature of Notary Public

*THE CORRECT OPTION MUST BE SELECTED TO DETERMINE WHETHER THE IOWA ESTATE TAX MAY CONSTITUTE A LIEN ON THE ABOVE DESCRIBED PROPERTY.