of either or both of us. Reference to the undersigned shall be construed as either or both the undersigned. Likewise, words and phrases herein, including acknowledgment hereof shall be construed as in the singular, or plural number, and as masculine, feminine or neuter gender, according to the context. Each of the numbered powers of this Power of Attorney shall be construed as separate and independent powers, but aided and implemented by all the other powers herein.

IN WITNESS WHEREOF, we have hereunto set our hands and seals the 12th day of December, 1960 at Winterset, Iowa.

His Mark
Robert H. X Nielsen (SEAL)

Witnesses to signature:
Lela May Hunt
C. R. Bentz

STATE OF IOWA COUNTY OF MADISON) SS.

On this 12th day of December A.D. 1960, before me, the undersigned, a Notary Public in and for said County, in said State, personally appeared Robert H. Nielsen to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

NOTARIAL SEAL

C. R. Bentz Notary Public
in and for said County.

Opal K. Palmer
To
The Public

#4700
Fee $1.00

Filed for record the 14 day of Dec. A. D. 1960 at 10:30 o'clock A. M.
Mary E. Welty, Recorder

AFFIDAVIT

STATE OF IOWA POLK COUNTY)SS:

I, Opal K. Palmer, being first duly sworn, depose and state that I am the same specific individual who sold the within described real estate on contract to Ivan Jeffries, which instrument is recorded in Deed Record No. 87, Page 515, and through inadvertence, mistake and error I did not include my middle initial on the contract referred to.

The within affidavit is made for the purpose of clarifying the title to the following described real estate:

Northeast Quarter (NE¼) of Northwest Quarter (NW¼) of Section Twenty-nine (29), Township Seventy-five (75), Range Twenty-six (26), Madison County, Iowa.

Opal K. Palmer

Subscribed and sworn to before me this 10 day of December, 1960.

NOTARIAL SEAL

Fay Schaefer Notary Public
in and for Polk County, Iowa

William F. McKeever
To
The Public

#5023
Fee $1.00

Filed for record the 27 day of December A. D. 1960 at 11:33 o'clock A. M.
Mary E. Welty, Recorder

AFFIDAVIT OF POSSESSION

STATE OF IOWA MADISON COUNTY) ss.

I, William F. McKeever, being first duly sworn on oath depose and state that I am well and personally acquainted with the record chain of title in and to the following described real estate, to-wit:

Lots 44 and 45 of the Northeast Quarter (¼) of the Northwest Quarter (¼) of Section Eleven (11), in Township Seventy-four (74) North, of Range Twenty-seven (27) West of the 5th P. M.

I further state that I am the owner in possession of said real estate and that my possession and the possession of my grantors and their predecessors in the record chain of title to said real estate has been open, notorious, continuous, adverse and hostile under claim of right and color of title since prior to January 1, 1940.

William F. McKeever
William F. McKeever

Subscribed and sworn to before me this 27th day of December, 1960.

(NOTARIAL SEAL)

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

State of Iowa } ss.
Madison County }

I hereby certify that the annexed affidavit was filed by _____ (the owner in possession of the Lands Mentioned therein. Dated _____ 19 60

Mary E. Welty Recorder

The undersigned, William F. McKeever, holder of the record title to and the party in possession of the above described real estate, hereby requests the County Recorder of Madison County, Iowa, to record the above affidavit in support of said title to said real estate.

William F. McKeever
COMPARED William F. McKeever

Robert H. Nielsen
To
Florence S. Nielsen

#5043
Fee $4.20

Filed for record the 28 day of December A. D. 1960 at 10:15 o'clock A. M.
Mary E. Welty, Recorder

POWER OF ATTORNEY-PLENARY

KNOW ALL MEN BY THESE PRESENTS: That the undersigned Robert H. Nielsen residing at 410 South 7th St., Winterset, State of Iowa, United States of America, have made, constituted and appointed, and do by these presents make, constitute and appoint Florence S. Nielsen of Madison County, Iowa, with full power of substitution, the true and lawful attorney of us and each of us, hereby revoking any and all powers of attorney that may have been heretofore executed by the undersigned, with full power and authority for us in our names, place and stead, to act in, manage, and conduct all our affairs, and for that purpose for us and in our names, place, and stead, and for our use and benefit, and as our acts and deeds, to do, and execute, or to concur with persons and/or other legal entities jointly interested with ourselves therein in the doing or executing of all or any of the following acts, deeds, and things, that is to say:

(1) TO BUY, ACQUIRE, OBTAIN, TAKE OR HOLD POSSESSION of any property or property rights of or for the undersigned whatsoever, whether real, personal or mixed; and to retain such property as long as said Attorney-in-Fact shall deem it wise; and without limiting the generality of the foregoing, to take possession of, and to order the removal and shipment of any property from any post, warehouse, depot, dock, or other place of storage or safe-keeping, governmental or private; and to execute and deliver any release, voucher, receipt shipping ticket, certificate or other instrument necessary or convenient for such purpose; (2) TO SELL, CONVEY (either with or without covenants of warranty), LEASE, MANAGE, CARE FOR, PRESERVE, PROTECT, INSURE, IMPROVE, CONTROL, STORE, transport, maintain, repair, remodel, rebuild, and in every way deal in and with any property or property rights of the undersigned, now or hereafter owned by them, and to set up and carry reserves for repairs, improvements, upkeep and obsolescence of real and personal property; to eject, remove, or relieve tenants or other persons from, and to recover possession of such property, real, personal or mixed; to deal with the United States government, or agencies thereof, in the negotiating and executing of any contract; and without restricting the generality of the foregoing, to apply for and secure corn loans and/or small business loans, to join crop, land and soil conservation programs, and to receive all funds and benefits therefrom; (3) TO BORROW MONEY, MORTGAGE PROPERTY or to complete, extend, modify or renew any obligations, giving either secured (including buy not restricted to real estate mortgages, stock certificates and/or insurance policies as collateral) or unsecured, negotiable or non-negotiable obligations of the undersigned, at a rate of interest and upon terms satisfactory to our attorney-in-fact; to likewise LEND MONEY, either with or without collateral; to extend or secure credit; and to GUARANTEE AND INSURE THE PERFORMANCE AND PAYMENT OF OBLIGATIONS OF ANOTHER PERSON, firm or corporation in the furtherance of any business of the undersigned; (4) TO OPEN, MAINTAIN OR TO CLOSE BANK ACCOUNTS, savings or checking, or to do any business with any banking or lending institution, including any savings and loan assocation, or any insurance company, in regard to any savings or checking account of the undersigned; to make deposits and withdrawals, obtain bank statements, and passbooks, to collect or receive funds, to sign, endorse or execute checks