FILED

APR 22 2009

CLAUDIA J. CAHALAN
DELAWARE COUNTY ASSESSOR

FILED

APR 22 2009

CARLA K. BECKER
DELAWARE COUNTY AUDITOR

Book 2009 Page 1612

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DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

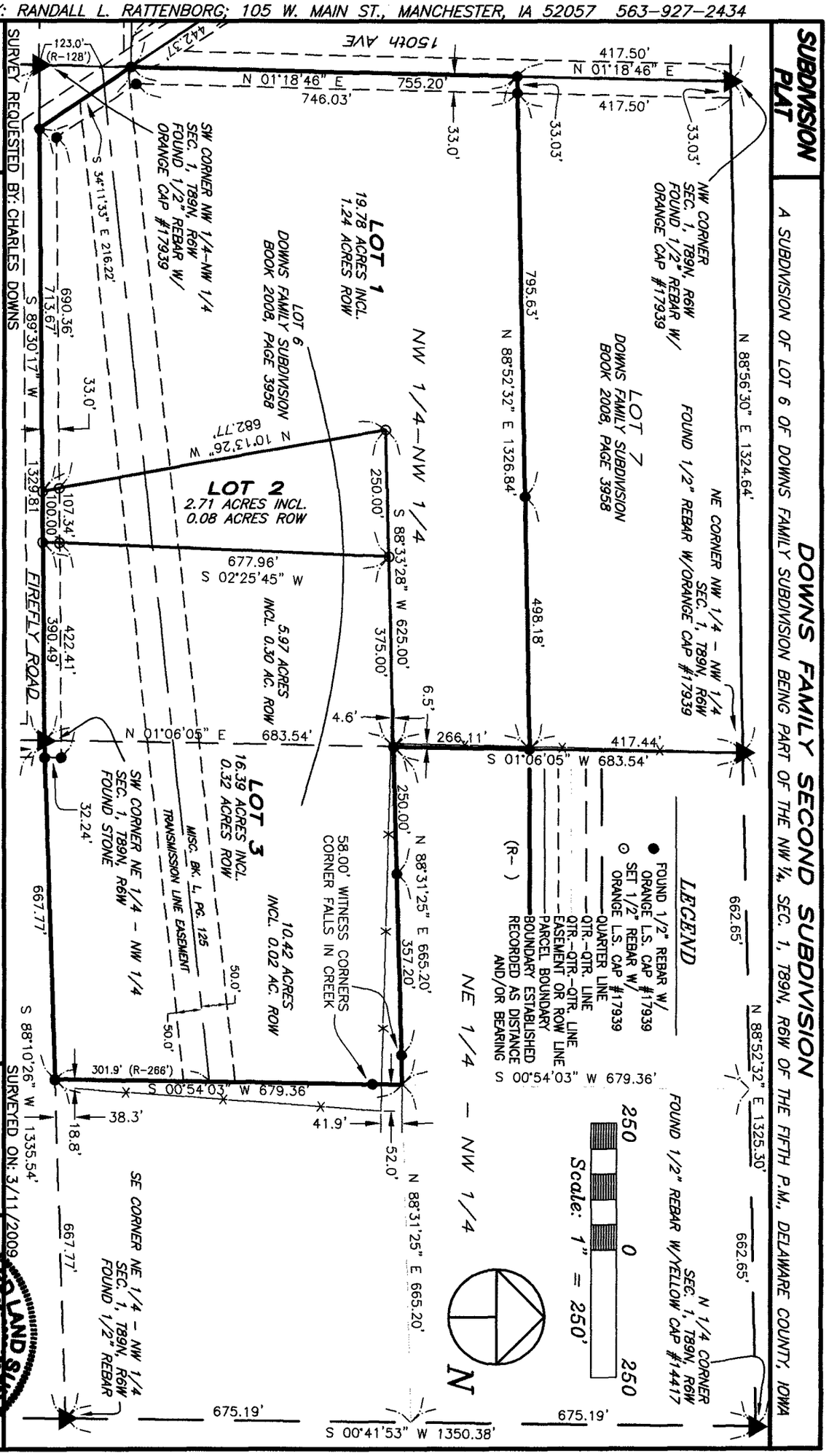
CH6 (X)

PREPARED BY: RANDALL L. RATTENBORG; 105 W. MAIN ST., MANCHESTER, IA 52057 563-927-2434

SUBDIVISION PLAT

DOWNS FAMILY SECOND SUBDIVISION

A SUBDIVISION OF LOT 6 OF DOWNS FAMILY SUBDIVISION BEING PART OF THE NW ¼, SEC. 1, T89N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



SURVEY REQUESTED BY: CHARLES DOWNS

PROPRIETORS:

CHARLES DOWNS & ROSE DOWNS

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

RANDALL L. RATTENBORG, L.S. — LICENSE #17939 — DATE 4/22/09 — MY LICENSE RENEWAL DATE IS DECEMBER 31, 2009

PROJECT NO. 09-06

SURVEYED ON: 3/11/2009

LICENSED LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1-2

SCALE: 1"=250'
DATE: 3/3/2009
DRAWN BY: RLR
CHECKED BY: JDG
GPS: 23
SHEET 1 OF 4

GIBBS ENGINEERING & SURVEYING 105 WEST MAIN STREET, MANCHESTER, IA 52057

BOOK 2009 PAGE 1612

LEGAL DESCRIPTION:

DOWNS FAMILY SECOND SUBDIVISION: A SUBDIVISION OF LOT 6 OF DOWNS FAMILY SUBDIVISION IN THE NORTHWEST QUARTER (NW ¼) OF SECTION TWO (2), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE SIX WEST (R6W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 38.88 acres, including 1.64 acres of public road right of way, subdivided into Three (3) lots numbered Lot One (1) through Lot Three (3), and subject to easements of record.

OWNER'S ACKNOWLEDGMENT

I Charles Downs and Rose Downs of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Plat, is made with our free consent, and in accordance with our desire.

Charles Downs

Rose Downs

State of Iowa)
)
County of Delaware) ss:

On this 18 day of March, 2009, before me a Notary Public in and for said State, personally appeared Charles Downs and Rose Downs to me known to be the person(s) named and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Notary Public in and for said State

Notary Seal – Iowa
Janel J Smith
Commission Number – 711565
My Commission Expires: 7-23-10

APPROVAL OF AUDITOR

I, Carla Becker, Auditor of Delaware County, Iowa, pursuant to Iowa Code Sections 354.6(2) and 354.11(6), have reviewed and do hereby approve of the subdivision name or title of ***Downs Family Second Subdivision*** a subdivision in Delaware County, Iowa.

Carla Becker, Delaware County Auditor

State of Iowa)
)
County of Delaware)

On this 22nd day of ~~March~~ April, 2009, before me Julia L. Hackbarth a Notary Public in and for the State of Iowa, personally appeared Carla Becker, to me personally known, and, who, being duly sworn, did say that she is the Auditor of Delaware County, Iowa.

JULIA L. HACKBARTH
Commission Number 169605
MY COMMISSION EXPIRES
MAY 24, 2011

Julia L. Hackbarth
Notary Public

CERTIFICATE OF TREASURER

I, the undersigned, Carolyn A. Wilson, Treasurer of Delaware County, Iowa, do hereby certify that all taxes and special assessments against ***Downs Family Second Subdivision,*** Delaware County, Iowa, have been paid and said real estate is free and clear of all taxes as of this date.

Carolyn A. Wilson 4-22-09
Carolyn A. Wilson, County Treasurer Date

DELAWARE COUNTY E-911 BOARD

Delaware County, Iowa

The foregoing plat of ***Downs Family Second Subdivision***, has been examined and approved as to being in full compliance with Delaware County Ordinance #12, The Uniform Rural Address System, as passed and adopted by the Delaware County Board of Supervisors on the 6th day of August, 1996.

Norman Wellman
Norman Wellman – Coordinator
Delaware County E-911 Board

State of Iowa)
)
County of Delaware) ss:

On this 22nd day of ~~March,~~ April 2009, before me Julia L Hackbarth a Notary Public in and for the State of Iowa, personally appeared Norman Wellman, to me personally known, and, who, being me duly sworn, did say that he is the Coordinator for the Delaware County E-911 Board.

JULIA L. HACKBARTH
Commission Number 169605
MY COMMISSION EXPIRES
MAY 24, 2011

Julia L. Hackbarth
Notary Public

Charles Downs

I have examined an abstract of title to the following described real estate, which is continued by the Delaware County Abstract Company, Inc. to the 29th day of January, 209 at 8:00 o'clock A.M., to wit:

Lot 6 of Downs Family Subdivision A Subdivision of the Northeast ¼-Southeast ¼ and part of the Northeast ¼, Section 2; part of the Northwest ¼, Section 1; all in Township 89 North, Range 6 West of the 5th P.M. in Delaware County, Iowa, according to plat recorded in Book 2008, page 3958.

I find title to the above described property to be in Charles Downs and Rose Downs, husband and wife as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, and that the land platted is free from encumbrance and fee simple title to the property described above.

It is noted at item No. 15 of the abstract, a judgment by the State of Iowa vs Joseph Marion Downs, case no. CE2342 in Delaware County Iowa Clerk of Court after a paternity judgment order entered October 11, 1998 in regard to a child Ginger Ann Sickles, born July 26, 1987 and the child support is through her 18th birthday and this attorney has knowledge that all support has been paid, but the release has not been sent out by the Collection Service Center. This Examiner has knowledge that this release is coming and therefore no title objection is coming from Collection Service Center and will be filed of record and there is no judgment for this child support.

Denny R. Wilson

YOURS VERY TRULY,

DENNY R. WILSON
CRAIG, WILSON & FLICKINGER

DRW:mks