Book 2016 Page 1476
Document 2016 1476 Type 06 010 Pages 3
Date 6/09/2016 Time 3:19:48PM
Rec Amt $17.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared By /Return To Randall L.. Rattenborg, 105 West Main Street, Manchester, IA, 563-927-2434
Grantors: See below. Grantees: See below. Legal Description: See below
Documents or Instrument No. of Previously recorded document: Book 2016, Page 1089.

AFFIDAVIT

FISHER SUBDIVISION-A SUBDIVISION OF THE WEST 360 FEET OF THE SOUTH 274 FEET OF THE E ½ OF THE SE ¼-SE ¼, SECTION 28, T89N, R5W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA

STATE OF IOWA)
) ss:
COUNTY OF DELAWARE)

I, Randall L. Rattenborg, being first duly sworn on oath depose and state that

***1) I prepared the Subdivision Plat of Fisher Subdivision-A Subdivision of the West 360 Feet of the South 274 Feet of the E ½ Of The SE ¼-SE ¼, Section 28, T89N, R5W Of The Fifth P.M., Delaware County, Iowa* as recorded on May 2, 2016, in Book 2016, Page 1089 in the Office of the Delaware County Recorder; and that**

2) An error was made when recording the Plat wherein:

The subdivision plat was recorded without attaching the Attorney's Opinion ***and*** the Mortgage Holder's Acknowledgement.

Both original documents are attached to this Affidavit for recording.

Dated this 6th day of June, 2016,

SURVEYOR'S CERTIFICATE

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.

6/8/2016
Randall L. Rattenborg L. S. #17939 DATE
My license will be renewed on December 31, 2017

LICENSED PROFESSIONAL LAND SURVEYOR
RANDALL L. RATTENBORG
17939
IOWA

Subscribed and sworn to before me this 8th day of June, 2016,

Donna M. Kunde
Notary Public in and for the State of Iowa

DONNA M. KUNDE
Commission Number 175597
My Commission Expires
8/16/2018

ATTORNEY'S OPINION

I, Mary Lou Tracey, a practicing attorney at law in Manchester, Delaware County, Iowa, have examined the abstract of title to the land included in Fisher Subdivision, Delaware County, Iowa, on premises more specifically described in the Surveyor's Certificate of ~~J. David Gibbs~~ Randall L. Rattenborg, dated April 14, 2016.

Said abstract has been prepared in its entirety by the Delaware County Abstract Company, Inc., and was last certified to by said company on the 9th day of May, A.D., 2016, at the hour of 8:00 o'clock A.M.

My examination of said abstract shows good and merchantible title on the date and hour of the certification to be in Lynn F. Miranda, subject to a mortgage in favor of Community Savings Bank, dated January 19, 2016, and filed January 25, 2016, in Book 2016, Page 195, securing credit in the amount of $124,380.00.

Dated at Manchester, Iowa, in said County, this 3rd day of June, 2016.

Mary Lou Tracey

Attorney at Law
Mary Lou Tracey

MORTGAGE HOLDERS ACKNOWLEDGMENT

The Community Savings Bank , State of Iowa, does hereby certify that the above survey, as shown by the attached Plat, is made with our free consent and in accordance with our desire as mortgage holder of a portion of the premises described herein.

Community Savings Bank

Linda A Bessey

By: Linda A. Bessey, Vice President/Senior Mortgage Officer

Rachel L Leytem

By: Rachel L. Leytem, Mortgage Loan Administrator

State of Iowa)
)
County of Delaware) Ss:

On this 3rd day of June, 2016, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Linda A. Bessey and Rachel L. Leytem to me personally known, who being duly sworn, did say that they are the Vice President/Senior Mortgage Officer and Mortgage Loan Administrator respectively, of the Community Savings Bank executing the within and foregoing instrument to which this is attached, that (the seal affixed hereto is the seal of the) Community Savings Bank; that said instrument was signed (and sealed) on behalf of the Community Savings Bank by authority of its Board of Directors; and that Linda A. Bessey and Rachel L. Leytem as officers acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the Community Savings Bank, by it and by them voluntarily executed.

Notary Public in and for said County

SUE R. GALLAGHER
Commission Number 784813
My Commission Expires
6/22/17