Recorded: 2/25/2020 at 3:16:18.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2020 PG: 525

Prepared by & Return to: Erin Learn, City of Manchester, 208 E. Main St., Manchester, Iowa 52057, Phone: (563)927-3636

AFFIDAVIT RE: DISPOSAL OF CITY PROPERTY

STATE OF IOWA)
) ss:
DELAWARE COUNTY)

IN RE: Lot Two (2), Block Four (4) of Toogood and Bethel's Subdivision of the North Part of Lot I of Iowa Land Company's Subdivision of part of Manchester, Delaware County, Iowa, according to plat recorded in Book 1 Plats, Page 9

I, Erin Learn, first being duly sworn, on oath, state:

1. That I am City Clerk of the City of Manchester, Iowa.

2. That I caused to be published a Notice of Public Hearing on the Proposed Sale of City Property for the above described property in the City of Manchester, Iowa, on July 17, 2019, in The Manchester Press and attached hereto is a copy of the proof of publication.

3. That also attached is a copy of Resolution R-139-2019 passed by the City Council on December 9, 2019, which directs the sale of said property to Ryan and Angela Wicks.

4. That the above items are a part of the public records in my custody as City Clerk and that all above mentioned resolutions and motions have been approved by the City Council of the City of Manchester, Iowa

Dated this 25th day of February, 2020.

Erin Learn

Erin Learn, City Clerk

CITY OF MANCHESTER CITY SEAL MANCHESTER, IOWA

Subscribed and sworn to before me, a Notary Public, by Erin Learn this 25th day of February, 2020.

Laura K. Thomas

Laura K. Thomas, Notary Public

NOTARIAL SEAL IOWA

LAURA K. THOMAS
Commission Number 718135
My Commission Expires
August 26, 2020

STATE OF IOWA
DUBUQUE COUNTY SS:

CERTIFICATE OF PUBLICATION

I, Tiffany Lott, of Woodward Communications, Inc., an Iowa corporation, publisher of the Manchester Press, a newspaper of general circulation published in the City of Manchester, County of Delaware and State of Iowa; hereby certify that the attached notice was published in said newspaper on the following dates 7-17, 20 19, and for which the charge is $ 13.41.

Tiffany Lott

Subscribed to before me, a Notary Public in and for Delaware County, Iowa, this 17th day of July 20 19.

NOTARIAL SEAL IOWA
KIMBERLY RONNEBAUM
Commission Number 784454
My Commission Expires

Kimberly Ronnebaum

Notary Public in and for Delaware County, Iowa

NOTICE OF PUBLIC HEARING ON THE PROPOSED SALE OF CITY PROPERTY

The City Council of the City of Manchester, Iowa, will hold a Public Hearing at the City Council Chambers, 204 East Main Street, Manchester, Iowa, at 5:00pm on July 22, 2019, for the purpose of hearing public comment on the proposed sale of the following described property:

Lot Two (2), Block Four (4) of Toogood and Bethel's Subdivision of the North Part of Lot I of Iowa Land Company's Subdivision of part of Manchester, Delaware County, Iowa, according to plat recorded in Book 1 Plats, Page 9 (commonly known as 132 West Howard Street).

Any or all persons desiring to give testimony or to present other evidence with respect to the sale of said property may appear at said time and place and be heard or may file written comments with the City Clerk prior to the hearing.

Erin Learn, City Clerk
7-17

RESOLUTION R-139-2019

RESOLUTION RESCINDING RESOLUTION R-085-2019 AND APPROVING THE SALE OF CERTAIN REAL ESTATE

Whereas, the City Council of the City of Manchester adopted Resolution R-085-2019 Resolution Approving the Sale Certain Real Estate on July 22, 2019; and,

Whereas, the purchaser identified in Resolution R-085-2019 is no longer interested in acquiring the property; and,

Whereas, the City Council desires to rescind Resolution R-085-2019 and adopt Resolution R-139-2019 in it's place; and,

Whereas, the City of Manchester is the owner of real estate described as:

> Lot Two (2), Block Four (4) of Toogood and Bethel's Subdivision of the North Part of Lot I of Iowa Land Company's Subdivision of part of Manchester, Delaware County, Iowa, according to plat recorded in Book 1 Plats, Page 9 (commonly known as 132 West Howard Street); and,

Whereas, the City Council of the City of Manchester has determined it is in the best interest of the City to sell that property, and,

Whereas, Iowa Code Section 364.7 requires that the City set forth its proposal in a resolution, publish notice, and hold a public hearing on said proposal; and,

Whereas, notice was published in The Manchester Press on July 17, 2019, public hearing held July 22, 2019 on the proposed sale, and said resolution was passed at the council meeting July 22, 2019.

Therefore, be it resolved as follows:

1. That Resolution R-085-2019 is hereby rescinded.

2. It is found that the City of Manchester has no present use or use in the foreseeable future for the land above described.

3. The Council sells the property to Ryan and Angela Wicks for the sum of $100.00.

4. That the City Clerk and Mayor are authorized to do all things necessary to complete the sale transfer of the following described real estate: Lot Two (2), Block Four (4) of Toogood and Bethel's Subdivision of the North Part of Lot I of Iowa Land Company's Subdivision of part of Manchester, Delaware County, Iowa, according to plat recorded in Book 1 Plats, Page 9 (commonly known as 132 West Howard Street), and to in all ways necessary confirm the action of this Council.

Passed and approved December 9, 2019.

Milt L. Kramer

Milt L. Kramer, Mayor

Erin Learn

Erin Learn, City Clerk

CITY OF MANCHESTER
CITY SEAL
MANCHESTER