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Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

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Return Doc.: Robert Phillips, 20498 247th Street, Delhi, IA 52223

AFFIDAVIT of OWNERSHIP

State of Iowa)
)§
County of Delaware)

Comes Now, the undersigned, Robert Phillips and Joyce Phillips, husband and wife, and do hereby swear and affirm as follows:

That the undersigned own the property legally described as follows:

All that lake frontage running to the middle of the Maquoketa River adjacent to Lot 32 in the Cedars Subdivision of that part of the Northwest Quarter of the Southeast Quarter of Section 14, Township 88 North, Range 5, west of the 5th P.M., laying East of the Maquoketa River according to plat in book 2 Plats, Page 91-92. Said lot lines to be direct extensions of the Northerly & Southerly lot lines of Lot 32.

Ownership of the above property is subject to the following deed restrictions originally set forth in a Quit Claim Deed given by the Lake Delhi Recreation Association to Richard Norman Eidel and Darlene Myrle Eidel, former owners of the above described property, dated December 20, 1976 and filed of record on December 22, 1976 in Book 100, Page 317, Records of the Delaware County, Iowa Recorder:

1. The property is subject to the existing flood plain rights and the owners hold the LDRA and successors in interest harmless with regard to flooding of the property.
2. The owners, and their successors, are restricted from changing or altering lake frontage without the written permission of the LDRA or their successors.

3. All property owners of The Cedars shall have the right of access to the river in connection with this conveyance.

That the undersigned have regularly possessed and used said property, and adjacent property, Lot 32 of the Cedars Subdivision, since their receipt of a deed to Lot 32 that was recorded on June 12, 1999 in Book 138, Page 123, records of the Delaware County, Iowa recorder, a corrective deed being subsequently issued, same being recorded on August 14, 2000 in Book 2000 Page 2431, records of the Delaware County, Iowa Recorder.

That it has come to the attention of the undersigned that the above-described property was inadvertently never transferred by Eidel to subsequent property owners. Phillips assert that the failure of Eidel to so transfer the property was unintended and in error.

That the undersigned have openly and notoriously claimed ownership of the property described herein adverse to all others, and have possessed, used, and treated said parcel as their own, to the exclusion of all others, for more than the ten (10) year period immediately preceding the execution of this Affidavit.

That the purpose of this Affidavit of Ownership is to set forth the undersigned's claim of ownership to this property and to put the world on notice of said claim.

Subscribed and Sworn to this 12th day of July, 2020.

Robert Phillips

Joyce Phillips

State of Iowa)
)§
County of Delaware)

On this 12th day of July, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared Robert Phillips and Joyce Phillips, known to me to be the identical persons named herein, who swore and affirmed that the information set forth within the above and foregoing "Affidavit of Ownership" was true and correct to the best of their knowledge and belief.

NOTARIAL SEAL IOWA
DOUGLAS D. HERMAN
Commission Number 175238
My Commission Expires
8/24/2021

Notary Public, State of Iowa
My Comm. Expires: 08/24/2021