Recorded: 10/20/2026 at 2:45:31.0 PM
County Recording Fee: $42.00
Iowa E-Filing Fee: $3.00
Combined Fee: $45.00
Revenue Tax: $0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2026 PG: 3089

Prepared by/Return to: Douglas D. Herman, Lynch Dallas Legal, 316 Second Street S.E., Ste. 124, P.O. Box 2457, Cedar Rapids, IA 52406-2457

Achinback Road Association Articles of Association

An Iowa Non-Profit Association Pursuant to Chapter 501B, Iowa Code

Comes Now, the owners of the following described property, and by the execution hereof do hereby consent to the creation of the Achinback Road Association, acknowledge their consent and understanding that the property in which they have an ownership interest, shall from this date forward be subject to these Articles of Association, and other rules and regulations, including Bylaws, of the "Achinback Road Association", as now or hereafter enacted or amended. These Articles of Association, Association Membership generally, Rules and Regulations and Bylaws established by the Achinback Road Association shall run with the land. The owners of property subject hereto being generally referred to hereafter as "Owners" and the property subject hereto being generally referred to hereafter as "Property".

See Exhibit A for Property Legal Descriptions

Now Therefore, in furtherance of the above and foregoing, the Owners of the Property, do hereby agree as follows:

1. The Owners desire to formally create "Achinback Road Association" under Chapter 501B of the Iowa Code, The Revised Uniform Unincorporated Nonprofit Association Act, so that title to certain commonly used areas can be held in the name of the Association as opposed to individuals (501B.6(1)), so that the rules and regulations of the Association may be enforceable against Association members, and so that the Association may, in general terms, oversee, guide, and manage the Association in all legally permissible ways in the best interest of the common goals and interests of the Association and its' members.
2. The Association shall exist as a legal entity, separate and distinct from its members and managers. (501B.5(1))
3. The Association shall be of perpetual duration. (501B.5(2))

4. The Association shall have the same powers as individuals to do all things necessary or convenient to carry on its purposes. (501B.5(3))
5. The Association may engage in profit-making activities so long as the any profits are used or set aside for the Association's nonprofit purposes. (501B.5(4))
6. The office of the Achinback Road Association shall be at the address designated by the Achinback Road Association Board, same subject to change by the Board from time to time.
7. The Achinback Road Association shall operate under Bylaws and Rules and Regulations as may be approved by the membership and amended from time to time.
8. Any and all property in which the Achinback Road Association may now or hereafter hold an ownership interest shall be automatically subject to the terms and provisions of these Articles of Association.
9. By the execution hereof, Achinback Farm, LLC agrees that its' property, as described within Exhibit A, shall be subject to these Articles and further agrees, that should any lots/parcels be platted and created from Achinback Farm, LLC property, that said lots/parcels will, without further action by Achinback Farm, LLC, or subsequent owner thereof, be members of the Achinback Road Association and subject to the terms hereof.

Therefore, in furtherance of the above and foregoing, the undersigned, "Owners", by the execution hereof, hereby approve these Articles of Association and the formal creation of the Achinback Road Association.

Subscribed and sworn to this 4 day of October, 2026.

Achinback Waterfront Subdivision LLC

By: Patricia A. Dede, Member

By: Edward E. Schmidt

Constituting all of the Members/Managers of Achinback Waterfront Subdivision, LLC

Subscribed and sworn to this 4 day of October, 2026.

Achinback Farm LLC

By: Patricia A. Dede, Member

By: Edward E. Schmidt

Constituting all of the Members/Managers of Achinback Farm, LLC

Subscribed and sworn to this 24 day of August, 2026. RR

Jonathan Menzer MENZER

Jennifer Menzer MENZER

Subscribed and sworn to this 7 day of August, 2026. RR

Kevin J. Klima

Gwen J. Klima

Subscribed and sworn to this 22 day of August, 2026.

R & E Montelius Living Trust RR

Randy Joseph Montelius, Trustee

Elizabeth Ann Rowe, Trustee

Subscribed and sworn to this 7 day of September 2026.

Richard Reysack

Linda Reysack

Subscribed and sworn to this 22 day of August, 2026. RR

Wesley D. Schulte

Jamie K. Schulte

Subscribed and sworn to this 6 day of Aug, 2026 RR

Randall Lynn Fergesen

Marcia Mae Fergesen

Subscribed and sworn to this 7 day of Aug, 2026. RR

Mark David Kintzle

Mark David Kintzle

Subscribed and sworn to this 7 day of Aug, 2026. RR

Mark D. Kintzle Revocable Trust

Mark D. Kintzle trustee

Mark D. Kintzle, Trustee

Subscribed and sworn to this 7 day of Aug, 2026. RR

Melanie Hannah

Melanie Hannah

Subscribed and sworn to this 12 day of Aug, 2026. RR

Dennis Roberts

Dennis Roberts

Subscribed and sworn to this 15 day of August, 2026. RR

Randy Pilkington **Patrice A. Pilkington**

Subscribed and sworn to this 22 day of August, 2026. RR

Steven J. Bergman **Pamela E. Polman**

Subscribed and sworn to this 8 day of AUGUST, 2026. RR

David J. Dalton **Karla K. Dalton**

Subscribed and sworn to this 15 day of Aug, 2026. RR

Jason R. McVay **Elizabeth J. McVay**

Subscribed and sworn to this 22 day of August, 2026. RR

Kelly A. Morgan

Joshua Morgan

Subscribed and sworn to this 22 day of Aug., 2026. RR

Gary Johannes

Mary Kay Johannes

Subscribed and sworn to this 8 day of August, 2026. RR

Roger G. Walker

Catherine A. Walker

Subscribed and sworn to this 7th day of August 2026. RR

Edmund James Winfield, Jr.

Subscribed and sworn to this 7th day of August, 2026. RR

Steger Family Living Trust

Ted Steger, Trustee

Amy Steger, Trustee RR

Subscribed and sworn to this 8 day of August, 2026.

Richard J. Recker Revocable Trust

Richard J. Recker, Trustee

Mary Ann Recker, Trustee RR

Subscribed and sworn to this 8 day of August, 2026.

Mary Ann Recker Revocable Trust

Mary Ann Recker, Trustee

Richard J. Recker, Trustee RR

RP

Subscribed and sworn to this 10 day of September, 2026.

Joe H. Breitbach

Julie A. Breitbach

Joe H. Breitbach

Julie A. Breitbach

RR

Subscribed and sworn to this 8 day of August, 2026.

Michael Liercke

Kristine Liercke

Michael Liercke

Kristine Liercke

RR

Subscribed and sworn to this 8 day of September, 2026.

Bill D. Moran

Bill D. Moran

RR

Subscribed and sworn to this 7 day of August, 2026.

Michael C. Bowers

Betty Bowers

Michael C. Bowers

Betty Bowers

RR

Subscribed and sworn to this 8 day of August, 2026.

William J. Thomsen

Donna S. Thomsen

William J. Thomsen

Donna S. Thomsen

RR

Subscribed and sworn to this 8 day of August, 2026.

Christopher McNamara

Jill McNamara

Christopher McNamara

Jill McNamara

RR

Subscribed and sworn to this 4 day of October, 2026.

Ed Schmidt

Edra Schmidt

Ed Schmidt

Edra Schmidt

RR

Subscribed and sworn to this 4 day of October, 2026.

Patricia A. Dede

Patricia A. Dede

State of Iowa)
)§
County of Delaware)

The undersigned, Rich Reysack and Randy Pilkington, President and Secretary, respectively, of the Achinback Road Association, respectively, do hereby certify, swear and affirm, that one or both of them personally observed all persons sign the above and foregoing Articles of Association, that all persons signing were known to one or both of them as being the identical persons named herein.

Signed and dated this 4 day of October, 2026

Achinback Road Association

Rich Reysack, President

Randy Pilkington, Secretary

STATE OF IOWA)
) §
COUNTY OF DELAWARE)

This record was acknowledged before me on this 4 day of October 2026 by Rich Reysack and Randy Pilkington, in their capacities as President and Secretary, respectively, of the Achinback Road Association, known to me to be the identical persons named herein, who swore and affirmed that they executed the above and foregoing as an expression of their voluntary act and deed.

Liz Montelius
Signature of Notary Public

NOTARIAL SEAL IOWA

LIZ MONTELIUS
Commission Number 771898
My Commission Expires
3/13/2027

Exhibit A: Property Legal Descriptions

Schmidt's Farm & Lake Subdivision Property

Schmidt's Farm & Lake Subdivision, a subdivision of Parcel 2017-87 in Section 23 and Section 26, all in Township 88 North, Range 5 West of the Fifth P.M., Delaware County, Iowa as disclosed by the Subdivision Plat dated February 18, 2021 and recorded on May 3, 2021 in Book 2021, Page 1603, records of the Delaware County Recorder.

Achinback Farm LLC Property

Lot 46 of Schmidt's Farm & Lake Second Subdivision, a Subdivision of Parcel 2017-86 in Sec. 23, and Sec. 26 all in T88N, R5W of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2022 Page 3193.

AND

Also, the South Twenty-one (21) acres of the North three-fourths (N ¾) of the West half (W ½) of the Northwest Quaver (NW ¼); and the East six (6) acres of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼); all in Section Twenty-six (26) in Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth P.M., Delaware County, Iowa. Except Parcel PP part of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼) and part of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼) of Section Twenty-six (26) Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2007, Page 3311.

Edward and Edra Schmidt Property

Parcel PP, Part of the Southeast Quarter (SE ¼) of the Northwest Quarter (NW ¼), and Part of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼) of Section Twenty-six (26), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth P.M., Delaware County, Iowa, according to Plat recorded in Book 2007, Page 3311.