



Document 2022 3459

Book 2022 Page 3459 Type 06 049 Pages 3

Date 12/01/2022 Time 12:39:49PM

Rec Amt \$.00

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

✓ Prepared By: Mike Hackett, P.E. & P.L.S., Madison County Engineer, 1105 E. Court Ave., Winterset, Iowa 50273, Phone: (515) 462-1136

C O N T R A C T

THIS AGREEMENT made and entered into this 8TH of AUGUST, 20 22 A.D. by and between BRADLEY M. ALLEN AND JILL ALLEN of the County of Madison, State of Iowa, party of the first part and the Madison County Board of Supervisors acting for Madison County, party of the second part.

WITNESSETH:

For good and valuable consideration, the party of the first part hereby agrees to sell and to give an easement or deed to the county for use as a Public Highway the real estate situated in the County of Madison, State of Iowa, to wit:

In Section 11 Township 74N Range 27W Beginning at:
Station 100+55.42 to Station 101+00.00 a strip 112.64 - 90.00 feet wide Left side, from
Station 101+00.00 to Station 101+37.54 a strip 90.00 feet wide Left side, from

And

In Section 12 Township 74N Range 27W Beginning at:
Station 101+37.54 to Station 102+00.00 a strip 90.00 feet wide Left side, from
Station 102+00.00 to Station 105+00.00 a strip 90.00 - 70.00 feet wide Left side, from
Station 105+00.00 to Station 106+00.00 a strip 70.00 - 60.00 feet wide Left side, from

Measured from centerline of proposed highway as shown on plans and Right of Way Acquisition Plat for Project No. BRS-SWAP-2215(601)--FF-61.

Party of the first part agrees that the County may take immediate possession of the above-described real estate and further agrees to convey same to the County for the consideration hereinafter named, on or before the _____ day of _____, 20_____.

The County agrees to purchase the above-described real estate and take easement or deed thereto for road purposes and to pay therefor upon delivery of easement or deed, showing merchantable title.

Approximately <u>0.28</u> acres at \$ <u>12,170.63</u> per acre	\$ <u>3,407.78</u>
Approximately <u>26.36</u> rods of new fence at \$ <u>88.39</u> per rod	\$ <u>2,329.96</u>
Other: <u>2 extra angle braces @ \$556.22 each</u>	\$ <u>1,112.44</u>
Other: <u>-</u>	\$ <u>0.00</u>
General Damage <u>Any and All</u>	\$ <u>1,000.00</u>
TOTAL.....	\$ <u>7,850.18</u>

Should the acreage taken for highway or fencing be more or less than shown above, same is to be paid for at the agreed unit prices. Should the highway as finally located require none of the real estate described, this contract becomes null and void. Party of the first part agrees to pay all liens and assessments against the property including taxes payable to the date agreed. Party of the first part is hereby notified of their right of renegotiation pursuant to the provisions of Iowa Code Chapter 6B.

This contract will be null and void if a construction contract for the project is not entered into by Madison County by July 1, 2024.

CONTRACT

IN WITNESS WHEREOF, Party of the First Part, does hereby set his/her/their hands to this instrument on this 8TH day of AUGUST, 20 22, at MADISON, Iowa.

Bradley M Allen
Name: BRADLEY M. ALLEN

AND

Jill Allen
Name: JILL ALLEN

Party of the First Part

STATE OF IOWA)
) ss
COUNTY OF MADISON)

On this 8TH day of AUGUST, 20 22, before me, the undersigned a Notary Public in and for said County and State personally appeared BRADLEY M. ALLEN AND JILL ALLEN, to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

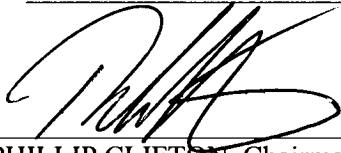
Brian Fairholm
Notary Public in and for said County and State of Iowa



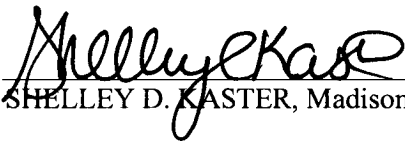
CONTRACT

IN WITNESS WHEREOF, the Party of the Second Part, does hereby set their hand to this instrument on this 23rd day of August, 2022, at Winterset, Iowa.

MADISON COUNTY
BOARD OF SUPERVISORS

BY: 

PHILLIP CLIFTON, Chairman

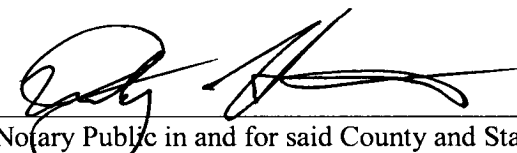
BY: 

SHELLEY D. KASTER, Madison County Auditor
Party of the Second Part

STATE OF IOWA)
) ss
COUNTY OF MADISON)

On this 23rd day of August, 2022, before me, the undersigned a Notary Public in and for said County and State personally appeared PHILLIP CLIFTON and SHELLEY D. KASTER, to me personally known, and who, being by me duly sworn, did say that they are the Chairperson of the Board of Supervisors and County Auditor, respectively, of the County of Madison, Iowa; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation, by authority of its Board of Supervisors, under Roll Call Vote of the Board of Supervisors on the 23rd day of August, 2022, and PHILLIP CLIFTON and SHELLEY D. KASTER, acknowledged the execution of the instrument to be their voluntary act and deed, and the voluntary act and deed of the corporation, by it voluntarily executed.





Notary Public in and for said County and State of Iowa