

BK: 2025 PG: 517
Recorded: 3/3/2025 at 11:03:26.0 AM
Pages 3
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Prepared by: A. Eric Neu of Minnich, Comito, Neu & Hawley, P.C., 721 North Main Street, Carroll, Iowa 51401 (712) 792-3508
Return to: A. Eric Neu, 721 N. Main Street, PO Box 367, Carroll, Iowa 51401

REMOVAL OF REAL ESTATE FROM
THE
HORIZONTAL PROPERTY REGIME
FOR
JEFFERSON PLACE
IN RE:

Lots Six (6), Seven (7), and Eight (8), in Block Nine (9), of the Original Town of Winterset,
Madison County, Iowa.

Pursuant to 2021 Iowa Code Chapter 499B

COMES NOW Krish Investment, LLC, and states as follows.

1. **Krish Investment, LLC** is now the sole owner of all Units and common areas contained in Jefferson Place condominiums, a/k/a Madison Square (referred to as "Jefferson Place").
2. A **Declaration of Condominium** was recorded April 14, 1995, at Deed Record 60, Page 159. The Declaration was amended by the **First Amendment to Declaration of Condominium for Jefferson Place** recorded April 18, 2000, at Deed Record 63, Page 846. (Cumulatively referred to as the "Declaration").
3. As sole owner of all Units and common areas contained in Jefferson Place and the subject real estate, Krish Investment, LLC does remove the subject real estate from Declaration pursuant to Iowa Code section 499B.8.
4. Krish Investment, LLC intends to promptly file a new Declaration of Horizontal Property Regime (Condominium) directly after the recording of this document.
5. Krish Investment, LLC consents to the continuation and transfer of any mortgage liens held by Commercial Savings Bank to the subject real estate now that it has been removed from the prior Declaration pursuant to Iowa Code section 499B.8(2).

WHEREAS it is the desire and intention of **Krish Investment, LLC** to remove the subject real estate from the Declaration upon the recording of this document.

Dated October 29th, 2024.

Krish Investment, LLC

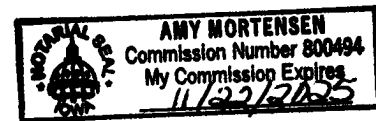
BY: [Signature]
Kalpesh Patel, its Manager/Member

By: [Signature]
Ryan Huegerich, its Manager/Member

STATE OF Iowa, COUNTY OF Polk

This record was acknowledged before me on October 29th 2024, by Kalpesh Patel and Ryan Huegerich as Managers/Members of **Krish Investment, LLC**

[Signature]
Signature of Notary Public




CONSENT TO REMOVAL

Comes now Ryan Milligan as President of Commercial Savings Bank of Carroll, Iowa and consents to the removal of the subject real estate from the Declaration referenced herein. Commercial Savings Bank shall retain its mortgage lien on the subject real estate.

Dated March 3, 2024. 2025

Commercial Savings Bank

BY: 
Ryan Milligan, Its President

STATE OF IOWA, COUNTY OF CARROLL

This record was acknowledged before me on March 3 ²⁰²⁵ 2024, by Ryan Milligan as President of Commercial Savings Bank.


Signature of Notary Public

