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BOOK 2002 PAGE 1354
2002 MAR 22 PM 2:41

MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

✓ Mark Nitchals
City of Winterset
101 E. Jefferson
Winterset IA 50273

CERTIFICATION

The undersigned, the duly appointed and acting City Administrator of the City of Winterset, Iowa, does hereby certify the following described documents as true and authentic copies of the official records in the custody of the Office of Clerk of the City of Winterset, Iowa.

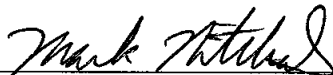
1. Resolution of City of Winterset, Iowa proposing to convey real estate and setting date for public hearing on the proposal;
2. Notice of Hearing on Proposed Conveyance of Real Estate by City of Winterset, Iowa;
3. Resolution Approving Proposal To Convey Real Estate, Accepting Bid and Authorizing Sale of Real Estate.
4. The Affidavit of Publication from the Winterset Madisonian.

The undersigned further certifies the Resolutions described above were duly passed by the Council and approved by the Mayor on the dates shown thereon.

The undersigned further certifies the Notice of Hearing was duly and timely published by the Winterset Madisonian in accordance with the Affidavit attached hereto.

Dated on this 22nd day of March, 2002, at Winterset, Iowa.





Mark Nitchals
City Administrator
City of Winterset, Iowa

RESOLUTION 2002-18

RESOLUTION OF CITY OF WINTERSET, IOWA
PROPOSING TO CONVEY REAL ESTATE AND
SETTING PUBLIC HEARING ON THE PROPOSAL

WHEREAS, the City proposes to dispose of its interest in the real estate legally described as:

Lot Three (3) of Shaw's Addition to the Town of Winterset, Madison County, Iowa.

WHEREAS, the City proposes to convey the real estate upon the following terms and conditions: to convey legal title to the above described real estate by Warranty Deed to the highest responsible bidder by sealed bid, with payment of 10% accompanying the bid, balance due upon tender of deed and abstract, with the City reserving the right to reject any and all bids.

WHEREAS, Iowa Code Section 364.7 requires public notice be made on the proposal.

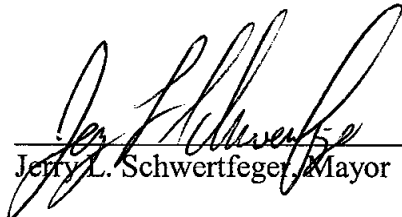
NOW, THEREFORE, BE IT RESOLVED by the City Council of Winterset, Iowa that proposal is hereby made to convey to the above described real estate upon the terms and conditions above provided.

BE IT FURTHER RESOLVED that a public hearing before the City Council on this proposal shall be held on the 18th day of March, 2002 at 7:00 o'clock p.m., at the City Hall in Winterset, Iowa.

BE IT FURTHER RESOLVED that March 18, 2002 at 7:00 PM is hereby set as the date and time to accept sealed bids for the sale of the above described real estate, said bids to be opened, announced and considered at a City Council meeting to be held on said date and at said time.

BE IT FURTHER RESOLVED that the City Administrator be and is hereby authorized and directed to give notice of such public hearing as by law required.

PASSED by the City Council of Winterset, Iowa and approved by the undersigned Mayor on this 4th day of March, 2002.



Jerry L. Schwertfeger, Mayor

ATTEST:



Mark Nitchals, City Administrator

NOTICE OF HEARING ON PROPOSED CONVEYANCE
OF REAL ESTATE BY CITY OF WINTERSET, IOWA

TO: ANY INTERESTED PERSON

YOU ARE HEREBY NOTIFIED that a public hearing before the City Council of the City of Winterset, Iowa will be held on the 18th day of March, 2002, at 7:00 PM, at the City Hall in Winterset, Madison County, Iowa on a proposal to convey real estate legally described as:

Lot Three (3) of Shaw's Addition to the Town of Winterset, Madison County, Iowa.

The City Council proposes to convey the real estate upon the following terms and conditions: to convey legal title to the above described real estate by Warranty Deed to the highest responsible bidder by sealed bid, with payment of 10% accompanying the bid, balance due upon tender of deed and abstract, with the City reserving the right to reject any and all bids.

YOU ARE FURTHER NOTIFIED that sealed bids for the sale of the above described real estate will be accepted by the City Council of the City of Winterset, Iowa until 7:00 PM on the 18th day of March, 2002, at the City Hall in Winterset, Iowa.

Any interested person is invited to appear and be heard at the public hearing on the time, date and place described above and to offer any objections or comments to the City Council on the proposed real estate conveyance.

RESOLUTION 2002-19

RESOLUTION APPROVING PROPOSAL TO CONVEY REAL ESTATE,
ACCEPTING BID AND AUTHORIZING SALE OF REAL ESTATE

WHEREAS, the City Council proposed to sell real estate legally described as:

Lot Three (3) of Shaw's Addition to the Town of Winterset, Madison County, Iowa.

WHEREAS, the City proposes to convey the real estate upon the following terms and conditions: to convey legal title to the above described real estate by Warranty Deed to the highest responsible bidder by sealed bid, with payment of 10% accompanying the bid, balance due upon tender of deed and abstract, with the City reserving the right to reject any and all bids.

WHEREAS, in accordance with requirements of Iowa Code Section 364.7, the Council conducted a public hearing on the proposal to sell the above described real estate.

WHEREAS, the Council set March 18, 2002 at 7:00 PM as the date and time to accept, open, announce and consider sealed bids for the sale of said real estate.

WHEREAS, the Council finds that the bid submitted by Randy Jordan in the amount of \$ 13,000.00 is the highest responsible bid submitted and the Council hereby determines that said bid should be accepted.

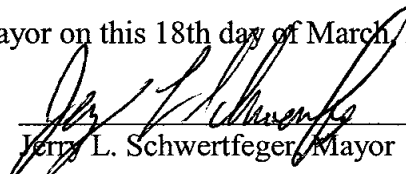
NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Winterset that the proposed conveyance of real estate described above be and is hereby approved.

BE IT FURTHER RESOLVED that the bid of \$ 13,000 submitted by Randy Jordan be hereby accepted and that the sale of said real estate to Randy Jordan is hereby approved.

BE IT FURTHER RESOLVED that the Mayor and City Administrator be and are hereby authorized and directed to take all necessary steps to complete this transaction including, but not limited to, the tender of a Warranty Deed to the Buyer(s).

BE IT FURTHER RESOLVED that the City Administrator shall file a true copy of these proceedings with the Madison County Recorder.

Passed by the City Council and approved by the Mayor on this 18th day of March, 2002.



Jerry L. Schwertfeger, Mayor

ATTEST: 

Mark Nitchals, City Administrator

AFFIDAVIT OF PUBLICATION

STATE OF IOWA
SS.
Madison County

TED GORMAN BEING DULY SWORN
SAYS HE IS PUBLISHER OF THE
WINTERSET MADISONIAN, a once weekly
newspaper of general circulation,
published in Winterset, Iowa, and that
the notice, a copy which is annexed and
made part hereof, was correctly published
in said newspaper

NOTICE OF HEARING

On Proposed Conveyance Of Real Estate By City Of Winterset, Iowa

TO: ANY INTERESTED PERSON

YOU ARE HEREBY NOTIFIED that a public hearing before the City Council of the City of Winterset, Iowa will be held on the 18th day of March, 2002, at 7:00 PM, at the City Hall in Winterset, Madison County, Iowa on a proposal to convey real estate legally described as:

Lot Three (3) of Shaw's Addition to the Town of Winterset, Madison County, Iowa.

The City Council proposes to convey the real estate upon the following terms and conditions: to convey legal title to the above described real estate by Warranty Deed to the highest responsible bidder by sealed bid, with payment of 10% accompanying the bid, balance due upon tender of deed and abstract, with the City reserving the right to reject any and all bids.

YOU ARE FURTHER NOTIFIED that sealed bids for the sale of the above described real estate will be accepted by the City Council of the City of Winterset, Iowa until 7:00 PM on the 18th day of March, 2002, at the City Hall in Winterset, Iowa.

Any interested person is invited to appear and be heard at the public hearing on the time, date and place described above and to offer any objections or comments to the City Council on the proposed real estate conveyance.

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for the period of one consecutive
weeks, the last publication thereof being
on the 13th day of March, 2002

Ted Gorman
Subscribed and sworn to before me this

13th day of March, 2002

Raye Delynne Cook
NOTARY PUBLIC
In and for Madison County

Fee \$ 11.23

