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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.

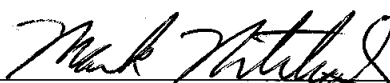
1. Resolution of City of Winterset, Iowa proposing to convey real estate and setting public hearing on the proposal;
2. Notice of Hearing on Proposed Conveyance of Real Estate by City of Winterset, Iowa;
3. Resolution Approving the Conveyance of Real Estate; and,
3. The Affidavit of Publication from the 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 Madisonian in accordance with the Affidavit attached hereto.

Dated on this 17th day of October, 2003, at Winterset, Iowa.





Mark Nitchals
City Administrator
City of Winterset, Iowa

RESOLUTION OF CITY OF WINTERSET, IOWA
PROPOSING TO CONVEY REAL ESTATE
SETTING DATE FOR PUBLIC HEARING ON THE PROPOSAL
AND TAKING BIDS THEREON

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

Parcel "J" in Outlot 1, Laughridge & Cassidy's Addition to the City of Winterset, Madison County, Iowa more particularly described as follows:

Commencing at the Southeast Corner of Outlot 1, Laughridge & Cassidy's Addition to the City of Winterset, Madison County, Iowa thence North 00°27'46" West 132.00 feet along the East line of said Outlot 1 to the Point of Beginning; thence continuing North 00°27'46" West 31.30 feet along said East line; thence South 86°59'31" West 144.41 feet; thence South 89°33'49" West 100.00 feet to the West line of said Outlot 1; thence South 00°21'27" West 21.56 feet along said West line; thence South 89°40'19" East 244.61 feet to the Point of Beginning containing 0.141 acres.

WHEREAS, the City proposes to convey title to the real estate upon the following terms and conditions: to convey legal title to the above described real estate by Quit Claim Deed to the highest bidder, by sealed bid.

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

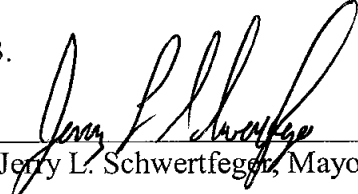
NOW, THEREFORE, BE IT RESOLVED by the City Council of Winterset, Iowa that proposal is hereby made to convey to the above described real estate upon the terms and conditions above provided.

BE IT FURTHER RESOLVED that a public hearing before the City Council on this proposal shall be held on the 15th day of September, 2003 at 7:00 o'clock p.m., at the City Hall in Winterset, Iowa.

BE IT FURTHER RESOLVED that sealed bids for the purchase of the above described real estate will be accepted until 7:00 o'clock PM on the 15th day of September, 2003, at the City Hall, 124 W. Court Avenue, Winterset, Iowa.

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

Passed and approved this 2nd day of September, 2003.



Jerry L. Schwertfeger, Mayor

ATTEST:



Mark Nitchals, City Administrator

NOTICE OF HEARING ON PROPOSED CONVEYANCE
OF REAL ESTATE AND THE TAKING OF BIDS THEREON

NOTICE IS HEREBY GIVEN that a public hearing before the City Council of the City of Winterset, Iowa will be held on the 15th day of September, 2003, at 7:00 o'clock PM, at the City Hall in Winterset, Iowa on a proposal to sell the real estate legally described as:

Parcel "J" in Outlot 1, Laughridge & Cassiday's Addition to the City of Winterset, Madison County, Iowa more particularly described as follows:

Commencing at the Southeast Corner of Outlot 1, Laughridge & Cassiday's Addition to the City of Winterset, Madison County, Iowa thence North 00°27'46" West 132.00 feet along the East line of said Outlot 1 to the Point of Beginning; thence continuing North 00°27'46" West 31.30 feet along said East line; thence South 86°59'31" West 144.41 feet; thence South 89°33'49" West 100.00 feet to the West line of said Outlot 1; thence South 00°21'27" West 21.56 feet along said West line; thence South 89°40'19" East 244.61 feet to the Point of Beginning containing 0.141 acres.

The proposal is to convey the above described real estate by Quit Claim Deed to the highest bidder, by sealed bid.

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

NOTICE IS FURTHER GIVEN that the City of Winterset will accept sealed bids for the sale of the above described real estate until 7:00 PM on the 15th day of September, 2003.

Mark Nitchals
City Administrator
City of Winterset, Iowa

RESOLUTION 2003-112

RESOLUTION APPROVING THE CONVEYANCE OF REAL ESTATE

WHEREAS, the City Council of Winterset, Iowa has proposed the conveyance of the following described real estate:

Parcel "J" in Outlot 1, Laughridge & Cassidy's Addition to the City of Winterset, Madison County, Iowa more particularly described as follows:

Commencing at the Southeast Corner of Outlot 1, Laughridge & Cassidy's Addition to the City of Winterset, Madison County, Iowa thence North 00°27'46" West 132.00 feet along the East line of said Outlot 1 to the Point of Beginning; thence continuing North 00°27'46" West 31.30 feet along said East line; thence South 86°59'31" West 144.41 feet; thence South 89°33'49" West 100.00 feet to the West line of said Outlot 1; thence South 00°21'27" West 21.56 feet along said West line; thence South 89°40'19" East 244.61 feet to the Point of Beginning containing 0.141 acres.

WHEREAS, the City Council has proposed to convey the above described real estate upon the following terms and conditions: to convey legal title to the above described real estate by Quit Claim Deed to the highest bidder, by sealed bid.

WHEREAS, the City Council has fixed notice of public hearing upon the proposed conveyance of real estate pursuant to Iowa Code Section 364.7;

WHEREAS, notice of the hearing has been timely published as provided by Iowa Code Section 362.3 in the Winterset Madisonian, a newspaper published weekly and having general circulation in the City, as evidenced by the Affidavit of Publication from the Madisonian on file in the Office of the City Administrator.

WHEREAS, the public hearing has been held and all interested persons have been heard on the proposal,

WHEREAS, the sealed bid submitted by Garry and Mary Ann Orr in the amount of \$500.00 is hereby determined to be the highest and best bid submitted and the City Council now determines that this bid should be accepted.

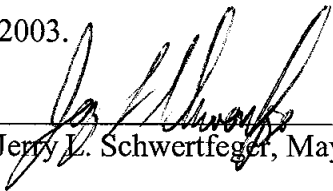
NOW, THEREFORE, BE IT RESOLVED that the proposed conveyance of real estate described above be and is hereby approved in all respects as provided by the prior Resolution of the City Council of Winterset, Iowa.

BE IT FURTHER RESOLVED that the bid submitted by Garry and Mary Ann Orr in the amount of \$500.00 is hereby accepted.

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 Quit Claim Deed to the Buyer.

Passed and approved on this 15th day of September, 2003.



Jerry L. Schwertfeger, Mayor

ATTEST:



Mark Nitchals, City Administrator

NOTICE OF HEARING

**On Proposed Conveyance Of Real Estate
And The Taking Of Bids Thereon**

NOTICE IS HEREBY GIVEN that a public hearing before the City Council of the City of Winterset, Iowa, will be held on the 15th day of September, 2003, at 7:00 o'clock p.m., at the City Hall in Winterset, Iowa on a proposal to sell the real estate legally described as:

Parcel "J" in Outlot 1, Laughridge & Cassiday's Addition to the City of Winterset, Madison County, Iowa, more particularly described as follows: Commencing at the Southeast Corner of Outlot 1, Laughridge & Cassiday's Addition to the City of Winterset, Madison County, Iowa, thence North 00°27'46" West 132.00 feet along the East line of said Outlot 1 to the Point of Beginning; thence continuing North 00°27'46" West 31.30 feet along said East line; thence South 86°59'31" West 144.41 feet; thence South 89°33'49" West 100.00 feet to the West line of said Outlot 1; thence South 00°21'27" West 21.56 feet along said West line; thence South 89°40'19" East 244.61 feet to the Point of Beginning containing 0.141 acres.

The proposal is to convey the above described real estate by Quit Claim Deed to the highest bidder, by sealed bid.

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

NOTICE IS FURTHER GIVEN that the City of Winterset will accept sealed bids for the sale of the above described real estate until 7:00 p.m. on the 15th day of September, 2003.

Mark Nitchals, City Administrator
City of Winterset, Iowa

AFFIDAVIT OF PUBLICATION

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

for the period of one consecutive weeks, the last publication thereof being on the 4 day of Sept. 2003

Ted Gorman
Subscribed and sworn to before me this

15 day of Sept. 2003

Shirley Lattig
NOTARY PUBLIC
In and for Madison County

Fee \$ 20.44

