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PLAT AND CERTIFICATE FOR THE FINAL PLAT OF
BURDESS SUBDIVISION TO THE CITY OF PATTERSON, MADISON COUNTY, IOWA

x x
cc

The undersigned City Clerk of the City of Patterson, Iowa, hereby certifies that the Final Plat to which the Certificate is attached is a Plat of a Subdivision known and designated as Final Plat of Burdess Subdivision, and that the real estate comprising the said Final Plat is described as follows:

FOR PLAT SEE
2006-2533

A subdivision of a parcel of land located in a portion of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and a 1.03 acre tract in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 29, Township 76 North, Range 26 West of the 5th P.M., in the City of Patterson, Madison County, Iowa, the boundary of which is more particularly described as:


Beginning at a 5/8" iron pin on the North line of North Street and on the West Line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29, thence N 00°14'15" E along the West Line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29 a distance of 157.72' to a 1/2" iron pin, thence S83°38'00" W a distance of 181.50' to a 1/2" iron pin, thence N00°14'15" E a distance of 247.50' to a point, thence N83°38'00" E a distance of 181.50' to a 1/2" iron pin on the West line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29, thence S00°14'15" W along the West line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29 a distance of 4.31' to a 1/2" iron pin, thence N 85°15'33" E a distance of 294.03' to a 1/2" iron pin on the NE Corner of Parcel "B" of said Section 29, thence S 08°39'58" E along the East Line of said Parcel "B" a distance of 190.41' to a 1/2" iron pin on the SE Corner of said Parcel "B", thence S 08°39'58" E a distance of 41.37' to a 1/2" iron pin, thence S 00°14'15" W a distance of 161.25' to a cotton gin spike on the North line of North Street, thence S 83°56'36" W along the North Line of North Street a distance of 330.79' to the point of beginning, containing 3.93 acres subject to any easements of record.

The undersigned City Clerk of the City of Patterson, Iowa, further certifies that attached hereto are true and correct copies of the following documents which have been submitted in connection with the said Final Plat:

1. Dedication of Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa.
2. Consent to Platting and Release of Lien Against Street by Wells Fargo Bank, N.A.
3. Consent to Platting and Release of Lien Against Street by U.S. Bank, N.A.

4. Consent to Platting and Release of Lien Against Street by Gary D. Drake.
5. Attorney's Opinion for Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa.
6. Certificate of the County Treasurer of Madison County, Iowa, for the Final Plat, Burdess Subdivision, Madison County, Iowa.
7. Resolution Approving Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa.
8. Groundwater Hazard Statement.

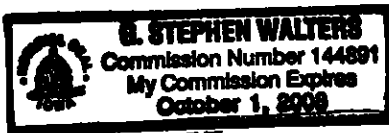
Dated this 20th day of July, 2006.

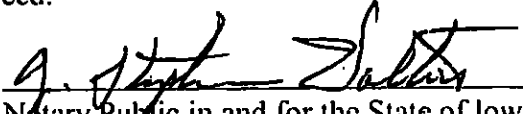


 RICHARD WEBB
 City Clerk of the City of Patterson, Iowa

STATE OF IOWA, MADISON COUNTY, ss:

On this 20th day of JUNE, 2006, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared, Richard Webb, to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that the party executing, as City Clerk of the City of Patterson, Madison County, Iowa, executed the same as that parties voluntary act and deed.





 Notary Public in and for the State of Iowa

DEDICATION OF FINAL PLAT OF BURDESS SUBDIVISION
TO THE CITY OF PATTERSON, MADISON COUNTY, IOWA

KNOW ALL MEN BY THESE PRESENTS:

That Judy A. Burdess, an unmarried person; Kathy D. Dingman, formerly Kathy D. Drake, and Robert L. Dingman, wife and husband; and Lynn Sherman Clutter, a/k/a Lynn S. Clutter, an unmarried person; do hereby state and certify that they cumulatively are the sole owners and proprietors of the following described real estate, which is also the legal description of the Final Plat, Burdless Subdivision, Patterson, Iowa:

A subdivision of a parcel of land located in a portion of the NE¼ of the SW¼ and a 1.03 acre tract in the NW¼ of the SW¼ of Section 29, Township 76 North, Range 26 West of the 5th P.M., in the City of Patterson, Madison County, Iowa, the boundary of which is more particularly described as:

Beginning at a 5/8" iron pin on the North line of North Street and on the West Line of the NE¼ of the SW¼ of said Section 29, thence N 00°14'15" E along the West Line of the NE¼ of the SW¼ of said Section 29 a distance of 157.72' to a ½" iron pin, thence S83°38'00" W a distance of 181.50' to a ½" iron pin, thence N00°14'15" E a distance of 247.50' to a point, thence N83°38'00" E a distance of 181.50' to a ½" iron pin on the West line of the NE¼ of the SW¼ of said Section 29, thence S00°14'15" W along the West line of the NE¼ of the SW¼ of said Section 29 a distance of 4.31' to a ½" iron pin, thence N 85°15'33" E a distance of 294.03' to a ½" iron pin on the NE Corner of Parcel "B" of said Section 29, thence S 08°39'58" E along the East Line of said Parcel "B" a distance of 190.41' to a ½" iron pin on the SE Corner of said Parcel "B", thence S 08°39'58" E a distance of 41.37' to a ½" iron pin, thence S 00°14'15" W a distance of 161.25' to a cotton gin spike on the North line of North Street, thence S 83°56'36" W along the North Line of North Street a distance of 330.79' to the point of beginning, containing 3.93 acres subject to any easements of record.

That the subdivision of the above described real estate, as shown by the Final Plat, Burdless Subdivision, Patterson, Iowa, is with the free consent and in accordance with the desires of the above named owners and proprietors of the said real estate.

Lot A of the said Final Plat, Burdless Subdivision, Patterson, Iowa, is hereby dedicated, decided and conveyed to the City of Patterson, Iowa, for public street and other related public purposes. This document gives the above owners' and proprietors' irrevocable offer for dedication to the City of

Patterson conveyed for street and related purposes as shown on the Final Plat, Burdess Subdivision,
Patterson, Iowa.

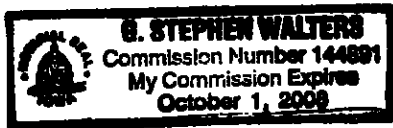
Judy A. Burdess
Judy A. Burdess

Kathy D. Dingman
Kathy D. Dingman

Robert L. Dingman
Robert L. Dingman

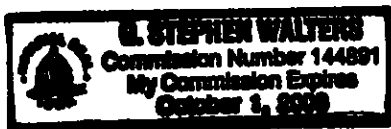
Lynn Sherman Clutter
Lynn Sherman Clutter

Subscribed and sworn to before me by the said Judy A. Burdess on this 17th day of May,
2006.



G. Stephen Walters
Notary Public in and for the State of Iowa

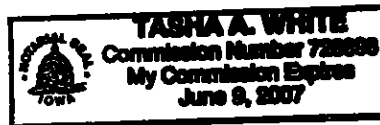
Subscribed and sworn to before me by the said Kathy D. Dingman and Robert L. Dingman on
this 1st day of ^{MAY} May, 2006.



G. Stephen Walters
Notary Public in and for the State of Iowa

Subscribed and sworn to before me by the said Lynn Sherman Clutter on this 23 day of
May, 2006.

Tasha A. White
Notary Public in and for the State of Iowa

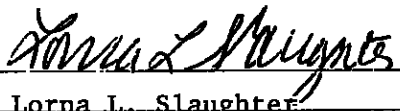


CONSENT TO PLATTING AND RELEASE OF LIEN AGAINST STREET

Wells Fargo Bank, N.A., is the holder of a Mortgage from Kathy D. Dingman, formerly Kathy D. Drake, a/k/a Kathy Drake and Gary Drake, a/k/a Gary D. Drake, wife and husband, to Commercial Federal Mortgage Corp., a Nebraska Corporation, dated April 21, 1999, and filed April 26, 1999, in Mortgage Record 208 on Page 60 in the Office of the Madison County, Iowa, Recorder, and a Mortgage Assignment assigning the above Mortgage to Wells Fargo Bank, N.A., dated July 15, 2005, and recorded July 25, 2005, in Book 2005 on Page 3459, in the Office of the Madison County, Iowa, Recorder, which covers real property owned by Kathy D. Dingman, and located, along with other real property owned by others, in the Final Plat, Burdless Subdivision, Patterson, Iowa. Pursuant to Iowa Code Section 354.11 (2), Wells Fargo Bank, N.A., hereby states that the Final Plat, Burdless Subdivision, Patterson, Iowa, is prepared with its free consent, in accordance with its desire, and that it hereby releases from the lien of the above described Mortgage Lot A in the Final Plat, Burdless Subdivision, which is being conveyed or dedicated to the City of Patterson, Iowa, as required by the City of Patterson, Iowa, in the Final Plat, Burdless Subdivision, Patterson, Iowa.

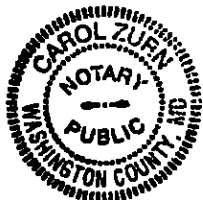
May 16, 2006

WELLS FARGO BANK, N.A.

By 
Name: Lorna L. Slaughter
Office: Vice President

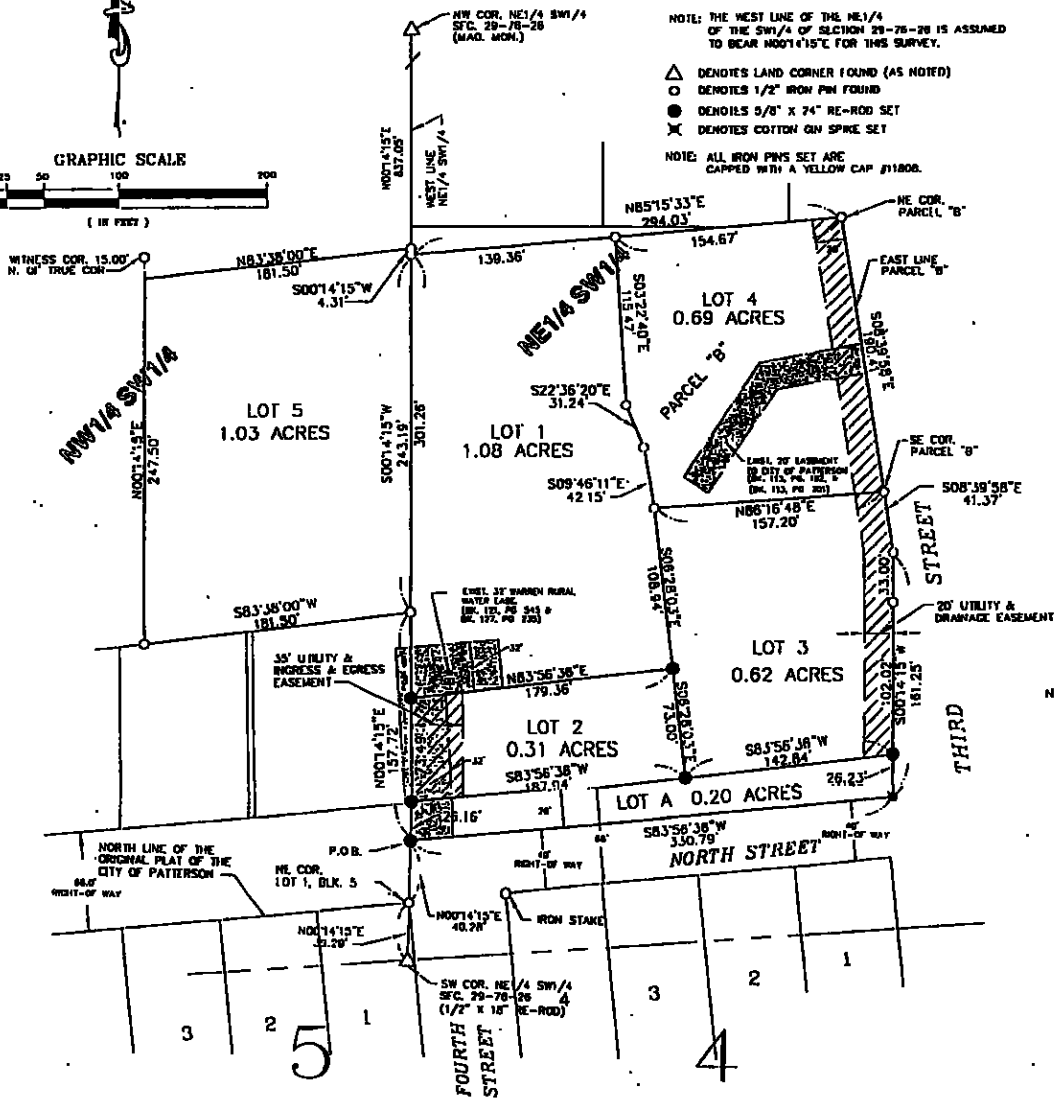
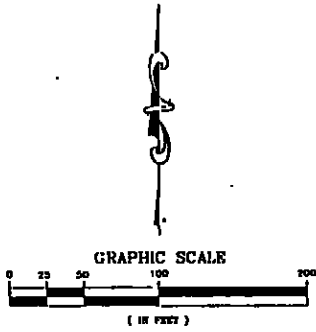
STATE OF Maryland, Frederick COUNTY, ss:

On this 16th day of May, 2006, before me, the undersigned, a Notary Public in and for said State, personally appeared Lorna L. Slaughter to me personally known, who being by me duly sworn, did say that he is the Vice President of said corporation; that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation that said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directions; and that the said Vice President as such officer, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, but it and by him voluntarily executed.



Carol Zurn
Notary Public in and for the State of Maryland

FINAL PLAT
BURDESS SUBDIVISION
 PATTERSON, IOWA



NOTE: THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SECTION 29-76-26 IS ASSUMED TO BEAR N00°14'15"E FOR THIS SURVEY.

△ DENOTES LAND CORNER FOUND (AS NOTED)
 ○ DENOTES 1/2" IRON PIN FOUND
 ● DENOTES 5/8" X 74" RE-ROD SET
 ✕ DENOTES COTTON GIN SPIKE SET

NOTE: ALL IRON PINS SET ARE CAPPED WITH A YELLOW CAP #11808.

NOTE: LOT 1 IS TO BE DECIDED TO THE CITY OF PATTERSON FOR ADDITIONAL STREET RIGHT OF WAY FOR NORTH STREET.

BURDESS SUBDIVISION:

A SUBDIVISION OF A PARCEL OF LAND LOCATED IN A PORTION OF THE NE 1/4 OF THE SW 1/4 AND A 1.03 ACRE TRACT IN THE NW 1/4 OF THE SW 1/4 OF SECTION 29, TOWNSHIP 76 NORTH, RANGE 26 WEST OF THE 5TH P.M., IN THE CITY OF PATTERSON, MADISON COUNTY, IOWA, THE BOUNDARY OF WHICH IS MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT A 5/8" IRON PIN ON THE NORTH LINE OF NORTH STREET AND ON THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 29, THENCE N00°14'15"E ALONG THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 29 A DISTANCE OF 157.72' TO A 1/2" IRON PIN, THENCE S83°38'00"W A DISTANCE OF 181.30' TO A 1/2" IRON PIN, THENCE N00°14'15"E A DISTANCE OF 247.50' TO A POINT, THENCE N83°38'00"E A DISTANCE OF 181.50' TO A 1/2" IRON PIN ON THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 29, THENCE S00°14'15"W ALONG THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 29 A DISTANCE OF 4.31' TO A 1/2" IRON PIN, THENCE N85°15'33"E A DISTANCE OF 294.03' TO A 1/2" IRON PIN ON THE NE CORNER OF PARCEL "B" OF SAID SECTION 29, THENCE N85°15'33"E A DISTANCE OF 154.67' TO A 1/2" IRON PIN ON THE NE CORNER OF PARCEL "B", THENCE S08°39'58"E ALONG THE EAST LINE OF SAID PARCEL "B" A DISTANCE OF 190.41' TO A 1/2" IRON PIN ON THE SE CORNER OF SAID PARCEL "B", THENCE S08°39'58"E ALONG THE EAST LINE OF SAID PARCEL "B" A DISTANCE OF 41.37' TO A 1/2" IRON PIN, THENCE S00°14'15"W A DISTANCE OF 181.25' TO A COTTON GIN SPIKE ON THE NORTH LINE OF NORTH STREET, THENCE S83°38'36"W ALONG THE NORTH LINE OF NORTH STREET A DISTANCE OF 330.79' TO THE POINT OF BEGINNING, CONTAINING 3.93 ACRES SUBJECT TO ANY EASEMENTS OF RECORD.

OWNERS & SUBDIVIDER:
 JUDY BURDESS KATHY D. DRAKE LYNN S. CLUTTER
 PO BOX 662 NORTH STREET 333 NORTH STREET
 INDIANOLA, IOWA PATTERSON, IOWA PATTERSON, IOWA

PREPARED BY:
 JAMES E. NORMAN, L.S.
 REG. NO. 11808
 MID-STATE SURVEYING &
 CONSULTING, INC.
 628 NEW YORK AVENUE
 CRESTON, IA. 50801
 (641) 782-4004

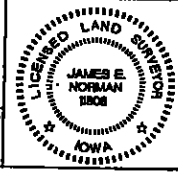
PROPRIETOR: JUDY BURDESS, KATHY DRAKE, AND LYNN CLUTTER

SURVEY FOR: JUDY BURDESS
 PO BOX 662
 INDIANOLA, IOWA 50215

PROJ. NO. 04-424 DATE: 8-15-05

CITY OF PATTERSON
 ACCEPTANCE AND APPROVAL

MAYOR _____ DATE _____
 CITY CLERK _____ DATE _____



I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

James E. Norman 9-13-05
 JAMES E. NORMAN, L.S. DATE

LICENSE NUMBER 11808
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2008
 PAGES OR SHEETS COVERED BY THIS SEAL: SHEET 1 OF 1

Mid-State Surveying
 and Consulting, Inc.
 628 NEW YORK AVENUE
 CRESTON, IOWA 50801
 841-782-4004

CONSENT TO PLATTING AND RELEASE OF LIEN AGAINST STREET

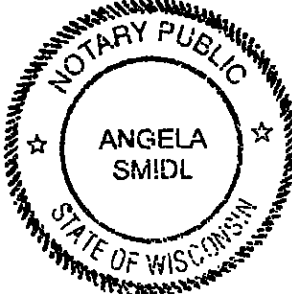
U.S. Bank, N.A., is the holder of a Open-End Mortgage from Lynn S. Clutter, a/k/a Lynn Sherman Clutter, a single person, to U.S. Bank, N.A., dated May 13, 2002, and recorded June 10, 2002, in Book 2002 on Page 2802 in the Office of the Madison County, Iowa, Recorder, which covers real property owned by Lynn S. Clutter, and located, along with other real property owned by others, in the Final Plat, Burdess Subdivision, Patterson, Iowa. Pursuant to Iowa Code Section 354.11 (2), U.S. Bank, N.A., hereby states that the Final Plat, Burdess Subdivision, Patterson, Iowa, is prepared with its free consent, in accordance with its desire, and that it hereby releases from the lien of the above described Open-End Mortgage Lot A in the Final Plat, Burdess Subdivision, which is being conveyed or dedicated to the City of Patterson, Iowa, as required by the City of Patterson, Iowa, in the Final Plat, Burdess Subdivision, Patterson, Iowa.

U.S. BANK, N.A.,

By *Steven Barnes*
Name: STEVEN BARNES
Office: VICE PRESIDENT

STATE OF WISCONSIN, WINNEBAGO COUNTY, ss:

On this 10 day of March, 2006, before me, the undersigned, a Notary Public in and for said State, personally appeared STEVEN BARNES to me personally known, who being by me duly sworn, did say that he is the VP, respectively, of said corporation; that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation that said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directions; and that the said VP as such officer, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, but it and by him voluntarily executed.

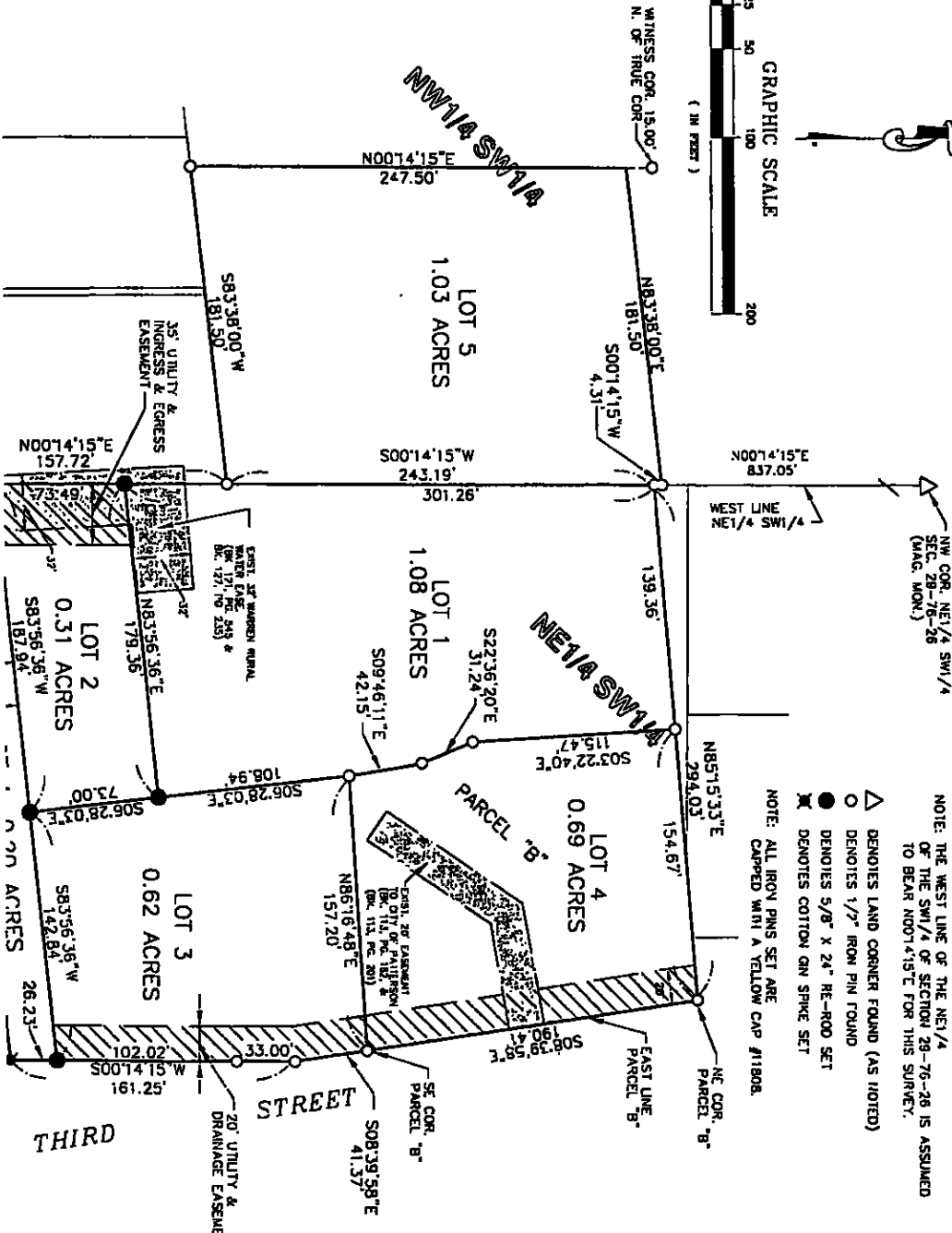
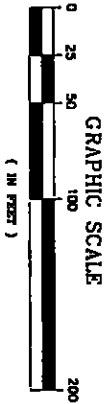


Angela Smidl
Notary Public in and for the State of 08-12-2007
ANGELA SMIDL

PREPARED BY: JAMES E. NORMAN-628 NEW YORK AVENUE-CRESTON, IA 50801-(641)-782-4004

FINAL PLAT
BURDESS SUBDIVISION
 PATTERSON, IOWA

SHEET 1 OF 1



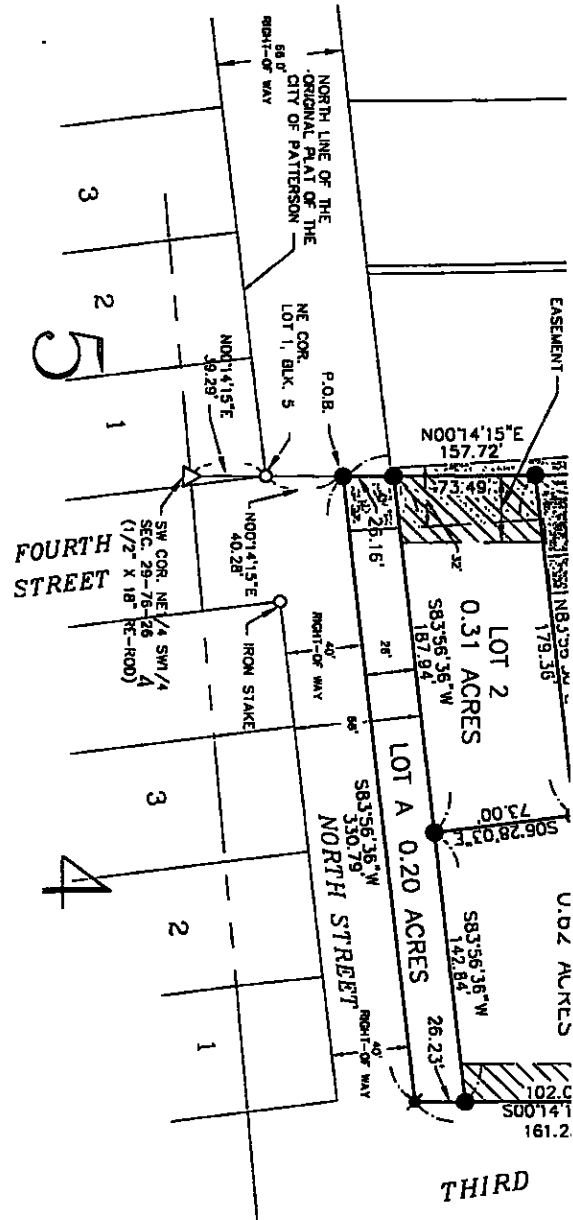
NOTE: THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SECTION 29-76-26 IS ASSUMED TO BEAR N00°14'15"E FOR THIS SURVEY.

△ DENOTES LAND CORNER FOUND (AS NOTED)
 ○ DENOTES 1/2" IRON PIN FOUND
 ● DENOTES 5/8" X 24" RE-ROD SET
 ✕ DENOTES COTTON QIN SPIKE SET

NOTE: ALL IRON PINS SET ARE CAPPED WITH A YELLOW CAP #11808.

NOTE: LOT 1 IS TO BE DEEDED TO THE CITY OF PATTERSON FOR ADDITIONAL STREET RIGHT OF WAY FOR NORTH STREET.

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BURDESS SUBDIVISION:

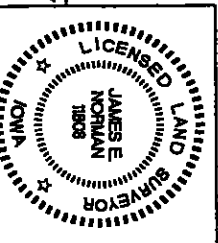
A SUBDIVISION OF A PARCEL OF LAND LOCATED IN A PORTION OF THE NE 1/4 OF THE SW 1/4 AND A 1.03 ACRE TRACT IN THE NW 1/4 OF THE SW 1/4 OF SECTION 29, TOWNSHIP 76 NORTH, RANGE 26 WEST OF THE 5TH P.M., IN THE CITY OF PATTERSON, MADISON COUNTY, IOWA, THE BOUNDARY OF WHICH IS MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT A 5/8" IRON PIN ON THE NORTH LINE OF NORTH STREET AND ON THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 29, THENCE N001°4'15"E ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 29 A DISTANCE OF 157.72' TO A 1/2" IRON PIN, THENCE S83°38'00"W A DISTANCE OF 181.50' TO A 1/2" IRON PIN, THENCE N001°4'15"E A DISTANCE OF 247.50' TO A POINT, THENCE N83°38'00"E A DISTANCE OF 181.50' TO A 1/2" IRON PIN ON THE WEST LINE OF THE NE 1/4 OF SAID SECTION 29, THENCE S001°4'15"W ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 29 A DISTANCE OF 4.31' TO A 1/2" IRON PIN, THENCE N85°15'33"E A DISTANCE OF 294.03' TO A 1/2" IRON PIN ON THE NE CORNER OF PARCEL "B" OF SAID SECTION 29, THENCE S08°39'58"E A DISTANCE OF 41.37' TO PARCEL "B" A DISTANCE OF 190.41' TO A 1/2" IRON PIN ON THE SE CORNER OF SAID PARCEL "B", THENCE S08°39'58"E A DISTANCE OF 41.37' TO A 1/2" IRON PIN, THENCE S001°4'15"W A DISTANCE OF 161.25' TO A COTTON GIN SPIKE ON THE NORTH LINE OF NORTH STREET, THENCE S83°56'36"W ALONG THE NORTH LINE OF NORTH STREET A DISTANCE OF 330.79' TO THE POINT OF BEGINNING, CONTAINING 3.93 ACRES SUBJECT TO ANY EASEMENTS OF RECORD.

OWNERS & SUBDIVIDER:
 JUDY BURDESS KATHY D. DRAKE LYNN S. CLUTTER
 PO BOX 662 NORTH STREET 333 NORTH STREET
 INDIANOLA, IOWA PATTERSON, IOWA

PREPARED BY:
 JAMES E. NORMAN, L.S.
 REG. NO. 11808
 MID-STATE SURVEYING &
 CONSULTING, INC.
 628 NEW YORK AVENUE
 CRESTON, IA. 50801
 (641) 782-4004

PROPRIETOR: JUDY BURDESS, KATHY DRAKE AND LYNN CLUTTER



I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

James E. Norman
 JAMES E. NORMAN, L.S.
 LICENSE NUMBER 11808
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2005
 PAGES OR SHEETS COVERED BY THIS SEAL: SHEET 1 OF 1

DATE: 9-13-05

CITY OF PATTERSON
 ACCEPTANCE AND APPROVAL

WATOR DATE
 CITY CLERK DATE

SURVEY FOR: JUDY BURDESS
 PO BOX 662
 INDIANOLA, IOWA 50215

PROJ. NO. 04-424 DATE: 8-15-05

Mid-State Surveying
 and Consulting, Inc.
 628 NEW YORK AVENUE
 CRESTON, IOWA 50801
 641-782-4004

has the right to appeal to the district court within twenty days after the date of the denial of the application or the date of the receipt by the applicant of the requirements for approval of the subdivision. Notice of appeal shall be served on the governing body in the manner provided for the service of original notice pursuant to the rules of civil procedure. The appeal shall be tried de novo as an equitable proceeding and accorded a preference in assignment so as to assure its prompt disposition.

90 Acts, ch 1236, §24
C91, §409A.10
C93, §354.10

354.11 Attachments to subdivision plats.

A subdivision plat, other than an auditor's plat, that is presented to the recorder for recording shall conform to section 354.6 and shall not be accepted for recording unless accompanied by the following documents:

1. A statement by the proprietors and their spouses, if any, that the plat is prepared with their free consent and in accordance with their desire, signed and acknowledged before an officer authorized to take the acknowledgment of deeds. The statement by the proprietors may also include a dedication to the public of all lands within the plat that are designated for streets, alleys, parks, open areas, school property, or other public use, if the dedication is approved by the governing body.

2. A statement from the mortgage holders or lienholders, if any, that the plat is prepared with their free consent and in accordance with their desire, signed and acknowledged before an officer authorized to take the acknowledgment of deeds. An affidavit and bond as provided for in section 354.12, may be recorded in lieu of the consent of the mortgage or lienholder. When a mortgage or lienholder consents to the subdivision, a release of mortgage or lien shall be recorded for any areas conveyed to the governing body or dedicated to the public.

3. An opinion by an attorney-at-law who has examined the abstract of title of the land being platted. The opinion shall state the names of the proprietors and holders of mortgages, liens, or other encumbrances on the land being platted and shall note the encumbrances, along with any bonds securing the encumbrances. Utility easements shall not be construed to be encumbrances for the purpose of this section.

4. A certified resolution by each governing body as required by section 354.8 either approving the subdivision or waiving the right to review.

5. A certificate of the treasurer that the land is free from certified taxes and certified special assessments or that the land is free from certified taxes and that the certified special assessments are secured by bond in compliance with section 354.12.

A subdivision plat which includes no land set apart for streets, alleys, parks, open areas, school

property, or public use other than utility easements, shall be accompanied by the documents listed in subsections 1, 2, 3, and 4 and a certificate of the treasurer that the land is free from certified taxes other than certified special assessments.

90 Acts, ch 1236, §25
C91, §409A.11
C93, §354.11

354.12 Bonds to secure liens.

A bond in double the amount of the lien shall be secured and recorded if a lien exists on the land included in a subdivision plat and the required consent of the lienholder is not attached for one of the following reasons:

1. The lienholder cannot be found, in which case an affidavit by the proprietor stating that the lienholder could not be found shall be recorded with the bond.

2. The lienholder will not accept payment or cannot, because of the nature of the lien, accept payment in full of the lien, in which case an affidavit by the lienholder stating that payment of the lien was offered but refused shall be recorded with the bond.

The bond shall run to the county and be for the benefit of purchasers of lots within the plat and shall be conditioned for the payment and cancellation of the debt as soon as practicable and to hold harmless purchasers or their assigns and the governing body from the lien.

90 Acts, ch 1236, §26
C91, §409A.12
C93, §354.12

354.13 Auditor's plats and plats of survey.

If a tract is divided or subdivided in violation of section 354.4 or 354.6 or the descriptions of one or more parcels within a tract are not sufficiently certain and accurate for the purpose of assessment and taxation under the guidelines of section 354.3, the auditor shall notify the proprietors of the parcels within the tract for which no plat has been recorded as required by this chapter, and demand that a plat of survey or a subdivision plat be recorded as required by this chapter. Notice shall be served by mail and a certified copy of the notice shall be recorded. The auditor shall mail a copy of the notice to the applicable governing bodies. If the proprietors fail, within thirty days of the notice, to comply with the notice or file with the auditor a statement of intent to comply, the auditor shall contract with a surveyor to have a survey made of the property and have a plat of survey or an auditor's plat recorded as necessary to comply with this chapter. Upon receipt of a statement of intent to comply, the auditor may extend the time period for compliance.

90 Acts, ch 1236, §27
C91, §409A.13
C93, §354.13

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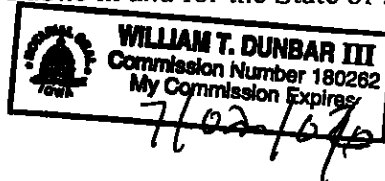
CONSENT TO PLATTING AND RELEASE OF LIEN AGAINST STREET

Gary D. Drake, a/k/a Gary Drake, is the holder of a lien against certain real property owned by his former spouse, Kathy D. Drake, n/k/a Kathy D. Dingman, which lien, for an original amount of \$10,000 was awarded to him in a dissolution of marriage entitled Kathy Drake v. Gary Drake, Madison County, Iowa, Equity No. DM005329. This lien covers real property now owned by Kathy D. Dingman, and located, along with other real property owned by others, in the Final Plat, Burdcss Subdivision, Patterson, Madison County, Iowa, a copy of which is attached. Pursuant to Iowa Code Section 354.11 (2), Gary D. Drake hereby states that this Final Plat, Burdcss Subdivision, Patterson, Madison County, Iowa, is prepared with his free consent, in accordance with his desire, and that he hereby releases from the above described lien, Lot A in the Final Plat, Burdcss Subdivision, which is being conveyed or dedicated to the City of Patterson, Madison County, Iowa, as required by the City of Patterson, Iowa, in the Final Plat, Burdcss Subdivision, Patterson, Iowa, for street purposes.

Gary D. Drake
Gary D. Drake

Subscribed and sworn to before me by the said Gary D. Drake on this 6/12/06 day of June, 2006.

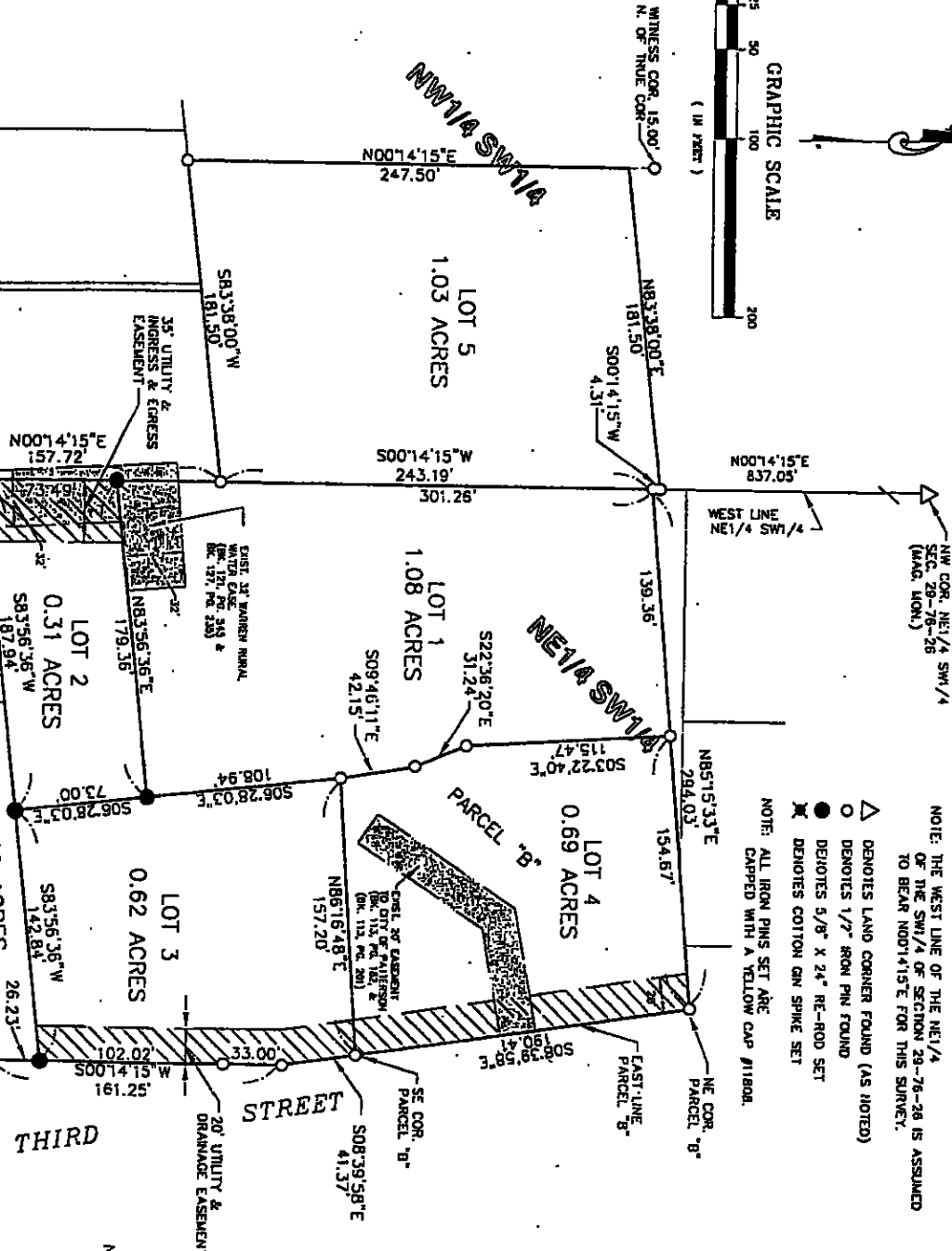
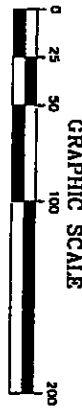
William T. Dunbar III
Notary Public in and for the State of Iowa



PREPARED BY: JAMES E. NORMAN-628 NEW YORK AVENUE-CRESTON, IA 50801-(641)-782-4004

FINAL PLAT
BURDESS SUBDIVISION
 PATTERSON, IOWA

SHEET 1 OF 1

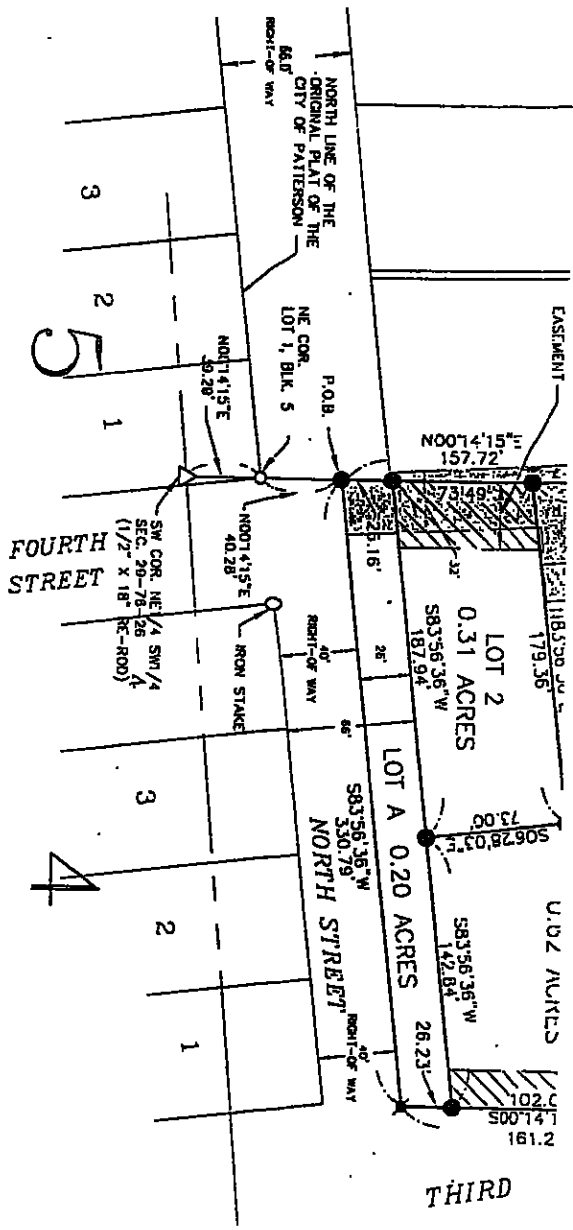


NOTE: THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SECTION 28-78-26 IS ASSUMED TO BEAR N00°14'15"E FOR THIS SURVEY.

- △ DENOTES LAND CORNER FOUND (AS NOTED)
- DENOTES 1/7" IRON PIN FOUND
- DENOTES 5/8" X 24" RE-ROD SET
- ✱ DENOTES COTTON GUN SPIKE SET

NOTE: ALL IRON PINS SET ARE CAPPED WITH A YELLOW CAP #1189B.

NOTE: LOT 1 IS TO BE DEEDED TO THE CITY OF PATTERSON FOR AN ADDITIONAL STREET RIGHT OF WAY FOR NORTH STREET.



BURDESS SUBDIVISION:

A SUBDIVISION OF A PARCEL OF LAND LOCATED IN A PORTION OF THE NE 1/4 OF THE SW 1/4 AND A 1.03 ACRE TRACT IN THE NW 1/4 OF THE SW 1/4 OF SECTION 29, TOWNSHIP 76 NORTH, RANGE 26 WEST OF THE 5TH P.M., IN THE CITY OF PATTERSON, MADISON COUNTY, IOWA, THE BOUNDARY OF WHICH IS MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT A 5/8" IRON PIN ON THE NORTH LINE OF NORTH STREET AND ON THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 29, THENCE N00°14'15"E ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 29 A DISTANCE OF 157.72' TO A 1/2" IRON PIN, THENCE S83°38'00"W A DISTANCE OF 181.50' TO A 1/2" IRON PIN, THENCE N00°14'15"E A DISTANCE OF 247.50' TO A POINT, THENCE N83°38'00"E A DISTANCE OF 181.50' TO A 1/2" IRON PIN ON THE WEST LINE OF THE NE 1/4 OF SAID SECTION 29, THENCE S00°14'15"W ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 29 A DISTANCE OF 4.31' TO A 1/2" IRON PIN, THENCE N85°15'33"E A DISTANCE OF 294.03' TO A 1/2" IRON PIN ON THE NE CORNER OF PARCEL "B" OF SAID SECTION 29, THENCE S08°39'58"E ALONG THE EAST LINE OF SAID PARCEL "B" A DISTANCE OF 190.41' TO A 1/2" IRON PIN ON THE SE CORNER OF SAID PARCEL "B", THENCE S08°39'58"E A DISTANCE OF 41.37' TO S83°56'36"W ALONG THE NORTH LINE OF NORTH STREET A DISTANCE OF 161.25' TO A COTTON GIN SPIKE ON THE NORTH LINE OF NORTH STREET, THENCE S83°56'36"W ALONG THE NORTH LINE OF NORTH STREET A DISTANCE OF 330.79' TO THE POINT OF BEGINNING, CONTAINING 3.93 ACRES SUBJECT TO ANY EASEMENTS OF RECORD.

OWNERS & SUBDIVIDER:

JUDY BURDESS KATHY D. DRAKE
 PO BOX 662 NORTH STREET
 INDIANOLA, IOWA PATTERSON, IOWA

LYNN S. CLUTTER
 333 NORTH STREET
 PATTERSON, IOWA

PREPARED BY:
 JAMES E. NORMAN, L.S.
 REG. NO. 11808
 MID-STATE SURVEYING &
 CONSULTING, INC.
 628 NEW YORK AVENUE
 CRESTON, IA. 50801
 (641) 782-4004

PROPRIETOR: JUDY BURDESS, KATHY DRAKE, AND LYNN CLUTTER

LICENSED LAND SURVEYOR
 JAMES E. NORMAN
 11808
 IOWA

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

James E. Norman
 JAMES E. NORMAN, L.S.
 LICENSE NUMBER 11808
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2005
 PAGES OR SHEETS COVERED BY THIS DEED: SHEET 1 OF 1

DATE: 9-13-05

CITY OF PATTERSON ACCEPTANCE AND APPROVAL	
NAME	DATE
CITY CLERK	DATE

SURVEY FOR: JUDY BURDESS
 PO BOX 662
 INDIANOLA, IOWA 50215

PROJ. NO. 04-424 DATE: 8-15-05

Mid-State Surveying
 and Consulting, Inc.
 628 NEW YORK AVENUE
 CRESTON, IOWA 50801
 641-782-4004

NOTE: LOT 1 IS TO BE DEEDED TO THE CITY OF PATTERSON FOR ADDITIONAL STREET RIGHT OF WAY FOR NORTH STREET.

ATTORNEY'S OPINION FOR FINAL PLAT OF BURDESS SUBDIVISION
TO THE CITY OF PATTERSON, MADISON COUNTY, IOWA

I, G. Stephen Walters, an attorney at law licensed to practice under the laws of the State of Iowa, have examined the abstract of title in one (1) part, last certified to June 7, 2006, at 1:12 P.M. by Madison County Abstract Company, purporting to show the chain of title to the following described real property, which is the real property contained in the Final Plat of Burdless Subdivision to the City of Patterson, Madison County, Iowa:

A subdivision of a parcel of land located in a portion of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and a 1.03 acre tract in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 29, Township 76 North, Range 26 West of the 5th P.M., in the City of Patterson, Madison County, Iowa, the boundary of which is more particularly described as:

Beginning at a 5/8" iron pin on the North line of North Street and on the West Line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29, thence N 00°14'15" E along the West Line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29 a distance of 157.72' to a 1/2" iron pin, thence S83°38'00" W a distance of 181.50' to a 1/2" iron pin, thence N00°14'15" E a distance of 247.50' to a point, thence N83°38'00" E a distance of 181.50' to a 1/2" iron pin on the West line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29, thence S00°14'15" W along the West line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29 a distance of 4.31' to a 1/2" iron pin, thence N 85°15'33" E a distance of 294.03' to a 1/2" iron pin on the NE Corner of Parcel "B" of said Section 29, thence S 08°39'58" E along the East Line of said Parcel "B" a distance of 190.41' to a 1/2" iron pin on the SE Corner of said Parcel "B", thence S 08°39'58" E a distance of 41.37' to a 1/2" iron pin, thence S 00°14'15" W a distance of 161.25' to a cotton gin spike on the North line of North Street, thence S 83°56'36" W along the North Line of North Street a distance of 330.79' to the point of beginning, containing 3.93 acres subject to any easements of record.

In the course of such examination, I have formed, and hereby state, the following opinions:

1. The sole proprietors of all of the separate tracts of real property included within the above described Final Plat of Burdless Subdivision to the City of Patterson, Madison County, Iowa, are Judy A. Burdless, an unmarried person; Kathy D. Dingman, formerly Kathy D. Drake, and Robert L. Dingman, wife and husband; and Lynn Sherman

Clutter, a/k/a Lynn S. Clutter, an unmarried person. Robert L. Dingman is included as a proprietor of the above described real property solely by reason of his marriage to Kathy D. Drake, and has no title to the real property in question apart from his marriage to Kathy D. Drake, shown by the abstract of title in question. These above named sole proprietors should execute the Dedication of Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa.

2. Entry No. 89 shows a Mortgage from Gary D. Drake and Kathy D. Drake, then husband and wife, to Commercial Federal Mortgage Corp., dated April 21, 1999, and recorded April 26, 1999, in Mortgage Record 208 on Page 60 in the Office of the Madison County, Iowa, Recorder. Entry No. 94 shows a Mortgage Assignment from the above described Commercial Federal Mortgage Corporation to Wells Fargo Bank, N.A., dated July 15, 2005, and recorded July 25, 2005. in Book 2005, on Page 3459, in the Office of the Madison County, Iowa, Recorder, which assigns to Wells Fargo Bank, N.A. the Mortgage recorded in Book 208 on Page 60 in the Office of the Madison County, Iowa, Recorder. Wells Fargo Bank, N.A., should therefore execute and record a statement to the effect that the Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa, was prepared with its free consent, and that it releases the lien of the above described Mortgage against Lot A of the Final Plat, Burdess Subdivision, which is being conveyed or dedicated to the City of Patterson, Iowa, pursuant to Iowa Code Section 354.11 (2) (2005).
3. Entry No. 92 shows proceedings in a dissolution of marriage, Kathy Drake v. Gary Drake, Madison County Equity No. DM005329, in which a Decree was shown to be

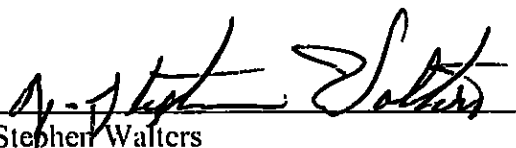
entered on May 3, 2002, granting the dissolution of marriage, requiring that the marital home property, which includes property located in the above described subdivision, be quit claim deeded to Kathy Drake, a/k/a Kathy D. Drake, and that Gary Drake, a/k/a Gary D. Drake, be paid \$10,000, plus accrued interest, less any child support arrearages, when the parties' youngest child reaches eighteen (18) years of age or when Kathy D. Drake sells or refinances the marital home. Gary Drake thus has a judgment lien to secure the said payment by Kathy Drake, against the portion of the real property covered by the above described plat that was the marital home property. Gary Drake, who is currently an unmarried person, should supply a statement, as a lien holder, to the effect that the Final Plat of the Burdess Subdivision to the City of Patterson, Madison County, Iowa, is prepared with his free consent, in accordance with his desire, and that he releases from the above described lien Lot A, in the Final Plat of Burdess Subdivision, which is being conveyed or dedicated to the City of Patterson, Iowa, for street purposes, pursuant to Iowa Code Section 354.11 (2) (2005).

4. Entry No. 119 shows an Open-End Mortgage from Lynn S. Clutter, a single person, to U.S. Bank, N.A., dated May 13, 2002, and recorded June 10, 2002, in Book 2002 on Page 2802 in the Office of the Madison County, Iowa, Recorder, which covers a portion of the real property included in the Final Plat, of Burdess Subdivision of the City of Patterson, Madison County, Iowa. U.S. Bank, N.A., should therefore provide a statement that the Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa, is prepared with its free consent, and in accordance with its desire, and

should release the above described mortgage lien that it holds against Lot A in the Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa, which is being conveyed or dedicated to the City of Patterson, Iowa, for street purposes, all pursuant to Iowa Code Section 354.11 (2) (2005).

5. Entry No. 130 shows real property taxes payable during the twelve month fiscal year commencing July 1, 2005, against all real property shown in the Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa, to have been paid in full, and real property taxes payable in all prior periods to have been paid in full. The above described property is thus free from the liens of certified taxes as of the date of the last continuation of this abstract. Entry No. 130 also shows the above described property to be free from the liens of certified special assessments as of the date of the last continuation of this abstract.

JORDAN, OLIVER & WALTERS, P.C.

By 
G. Stephen Walters
Farmers & Merchants State Bank Bldg.
P.O. Box 230
Winterset, Iowa 50273
Telephone: 515-462-3731
Fax: 515-462-3734


CERTIFICATE OF THE COUNTY TREASURER OF MADISON COUNTY, IOWA
FOR THE FINAL PLAT, BURDESS SUBDIVISION, PATTERSON, IOWA

I, G. JoAnn Collins, do hereby certify that I am the duly elected and acting Treasurer of Madison County, Iowa; that I have searched the records of my office; and that I hereby certify that the following described real property making up this subdivision is free from certified taxes and certified special assessments:

A subdivision of a parcel of land located in a portion of the NE¼ of the SW¼ and a 1.03 acre tract in the NW¼ of the SW¼ of Section 29, Township 76 North, Range 26 West of the 5th P.M., in the City of Patterson, Madison County, Iowa, the boundary of which is more particularly described as:

Beginning at a 5/8" iron pin on the North line of North Street and on the West Line of the NE¼ of the SW¼ of said Section 29, thence N 00°14'15" E along the West Line of the NE¼ of the SW¼ of said Section 29 a distance of 157.72' to a ½" iron pin, thence S83°38'00" W a distance of 181.50' to a ½" iron pin, thence N00°14'15" E a distance of 247.50' to a point, thence N83°38'00" E a distance of 181.50' to a ½" iron pin on the West line of the NE¼ of the SW¼ of said Section 29, thence S00°14'15" W along the West line of the NE¼ of the SW¼ of said Section 29 a distance of 4.31' to a ½" iron pin, thence N 85°15'33" E a distance of 294.03' to a ½" iron pin on the NE Corner of Parcel "B" of said Section 29, thence S 08°39'58" E along the East Line of said Parcel "B" a distance of 190.41' to a ½" iron pin on the SE Corner of said Parcel "B", thence S 08°39'58" E a distance of 41.37' to a ½" iron pin, thence S 00°14'15" W a distance of 161.25' to a cotton gin spike on the North line of North Street, thence S 83°56'36" W along the North Line of North Street a distance of 330.79' to the point of beginning, containing 3.93 acres subject to any easements of record.

Dated at Winterset, Iowa, this 14th day of June, 2006.


G. JoAnn Collins
G. JoAnn Collins, Treasurer of Madison County, Iowa
By _____

RESOLUTION APPROVING FINAL PLAT OF BURDESS SUBDIVISION
TO THE CITY OF PATTERSON, MADISON COUNTY, IOWA

WHEREFORE, there was filed with the City of Patterson, Iowa, a registered land surveyor's plat of a proposed subdivision known as Burdess Subdivision; and

WHEREAS, the real estate describing the said Final Plat is legally described as follows:

A subdivision of a parcel of land located in a portion of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and a 1.03 acre tract in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 29, Township 76 North, Range 26 West of the 5th P.M., in the City of Patterson, Madison County, Iowa, the boundary of which is more particularly described as:

Beginning at a 5/8" iron pin on the North line of North Street and on the West Line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29, thence N 00°14'15" E along the West Line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29 a distance of 157.72' to a 1/2" iron pin, thence S83°38'00" W a distance of 181.50' to a 1/2" iron pin. thence N00°14'15" E a distance of 247.50' to a point, thence N83°38'00" E a distance of 181.50' to a 1/2" iron pin on the West line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29. thence S00°14'15" W along the West line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 29 a distance of 4.31' to a 1/2" iron pin, thence N 85°15'33" E a distance of 294.03' to a 1/2" iron pin on the NE Corner of Parcel "B" of said Section 29, thence S 08°39'58" E along the East Line of said Parcel "B" a distance of 190.41' to a 1/2" iron pin on the SE Corner of said Parcel "B", thence S 08°39'58" E a distance of 41.37' to a 1/2" iron pin, thence S 00°14'15" W a distance of 161.25' to a cotton gin spike on the North line of North Street, thence S 83°56'36" W along the North Line of North Street a distance of 330.79' to the point of beginning, containing 3.93 acres subject to any easements of record.

WHEREAS, there was also filed with the said Final Plat, the following described documents:

1. Dedication of Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa, executed by the sole proprietors of the real property covered by the said Final Plat, who are Judy A. Burdess, Kathy D. Dingman, Robert L. Dingman, and Lynn Sherman Clutter.
2. Attorney's Opinion for Final Plat of Burdess Subdivision to the City of Patterson, Madison County, Iowa, executed by G. Stephen Walters, an attorney at law.


3. Consent to Platting and Release of Lien Against Street by U.S. Bank, N.A., and executed by U.S. Bank, N.A.
4. Consent to Platting and Release of Lien Against Street by Wells Fargo Bank, N.A., and executed by Wells Fargo Bank, N.A.
5. Consent to Platting and Release of Lien Against Street by Gary D. Drake, and executed by Gary D. Drake.
6. Certificate of the County Treasurer of Madison County, Iowa for the Final Plat, Burdess Subdivision, Madison County, Iowa, executed by or on behalf of the Madison County, Iowa, Treasurer.
7. Groundwater Hazard Statement executed by Judy A. Burdess.

WHEREAS, the City Council of the City of Patterson, Iowa, finds that the said Final Plat conforms to the provisions of Iowa Code Section 354.11, the applicable provisions of the Zoning and Subdivision Ordinances of the City of Patterson, Iowa, and other applicable law, and should be approved by the City Council of the City of Patterson, Iowa, as set forth below.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Patterson, Iowa, as follows:

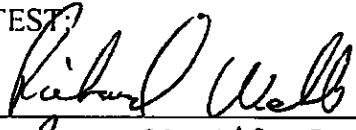
1. The Final Plat of Burdess Subdivision is hereby approved.
2. The City Clerk of the City of Patterson, Iowa, is hereby directed to certify this Resolution, which shall be attached to the said Final Plat to the County Recorder of Madison County, Iowa, for recording at the expense of the proprietors.

Dated at Patterson, Iowa, this 20th day of June, 2006.



Rollie E. Robbins III
Mayor of the City of Patterson, Iowa

ATTEST:



RICHARD WEBB
City Clerk of the City of Patterson, Iowa

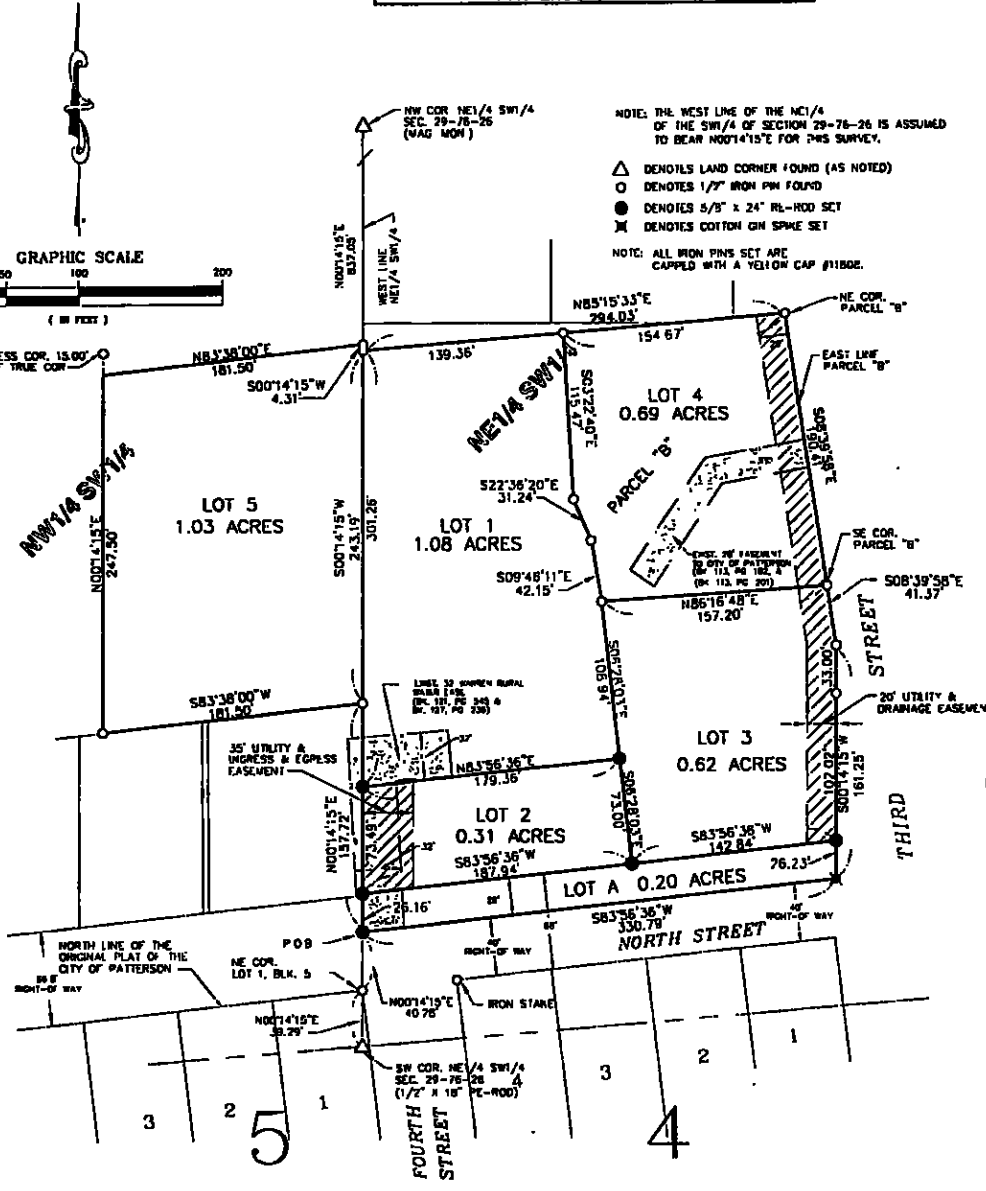
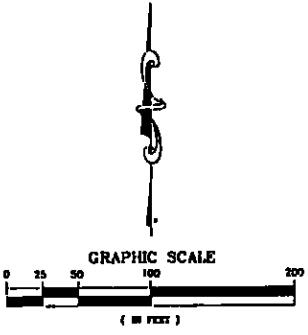
MICHELLE UTSLER, COUNTY RECORDER
MADISON IOWA

FOR DEDICATION,
RESOLUTION & CERTIFICATES
SEE 2006-2533

PREPARED BY: JAMES E. NORMAN-628 NEW YORK AVENUE-CRESTON, IA 50801-(641)-782-4004

FINAL PLAT
BURDESS SUBDIVISION
PATTERSON, IOWA

SHEET 1 OF 1



NOTE: THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 OF SECTION 29-76-26 IS ASSUMED TO BEAR N00°14'15\"/>

- △ DENOTES LAND CORNER FOUND (AS NOTED)
- DENOTES 1/2\"/>

NOTE: ALL IRON PINS SET ARE CAPPED WITH A YELLOW CAP #11802.

NOTE: LOT A IS TO BE DEED TO THE CITY OF PATTERSON FOR ADDITIONAL STREET RIGHT OF WAY FOR NORTH STREET.

BURDESS SUBDIVISION:

A SUBDIVISION OF A PARCEL OF LAND LOCATED IN A PORTION OF THE NE 1/4 OF THE SW 1/4 AND A 1.03 ACRE TRACT IN THE NW 1/4 OF THE SW 1/4 OF SECTION 29, TOWNSHIP 76 NORTH, RANGE 26 WEST OF THE 5TH P.M., IN THE CITY OF PATTERSON, MADISON COUNTY, IOWA, THE BOUNDARY OF WHICH IS MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT A 5/8\"/>

CITY OF PATTERSON
ACCEPTANCE AND APPROVAL
[Signature] 6-20-06
[Signature] 6-20-06
CITY CLERK DATE

OWNERS & SUBDIVIDER:
JUDY BURDESS KATHY D. DRAKE LYNN S. CLUTTER
PO BOX 662 NORTH STREET 333 NORTH STREET
INDIANOLA, IOWA PATTERSON, IOWA PATTERSON, IOWA



I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.
[Signature] 6-1-06
JAMES E. NORMAN, L.S. DATE
LICENSE NUMBER 11808
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2007
PAGES OR SHEETS COVERED BY THIS FINAL SURVEY: SHEET 1 OF 1

PREPARED BY:
JAMES E. NORMAN, L.S.
REG. NO. 11808
MID-STATE SURVEYING & CONSULTING, INC.
628 NEW YORK AVENUE
CRESTON, IA. 50801
(641) 782-4004

PROPRIETOR: JUDY BURDESS, KATHY DRAKE, AND LYNN CLUTTER

SURVEY FOR: JUDY BURDESS
PO BOX 662
INDIANOLA, IOWA 50215
PROJ. NO. 04-424 DATE: 8-15-05

Mid-State Surveying and Consulting, Inc.
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CRESTON, IOWA 50801
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