

JOAN WELCH
MADISON COUNTY AUDITOR

To: DAN CHILDERS Date: JUNE 28, 1995

140 S. RAILROAD ST., BOX 276

TRURO, IA. 50257

From: Joan Welch, Madison County Auditor

RE: SALE OF LAND IN OLD RR RIGHT-OF-WAY WITHOUT A SURVEY

NOTICE OF REQUIREMENT TO FILE PLAT OF SURVEY

Pursuant to Section 354.4 and 354.13, copies of which are attached, you are hereby notified that as owners of the land or of some interest in the land hereinbefore described above, which has been divided using a metes and bounds description, you are required by the aforementioned Code sections to have a plat of survey made of the division and record same as required by Chapter 354, Code of Iowa. Information concerning the preparation and recording of plats of survey may be obtained by consulting Chapter 354, Code of Iowa.

You are further notified if you fail, within thirty (30) days to comply with this notice, or file with the Madison County Auditor's Office a statement of intent to comply with this notice, a surveyor shall be contracted to have a survey made and a plat of survey recorded as necessary to comply with Chapter 354, Code of Iowa. Pursuant to Section 354.17, Code of Iowa, the total cost of the surveying, platting and recording of a plat shall be assessed to each parcel included in the plat of survey and collected in the same manner as general taxes.

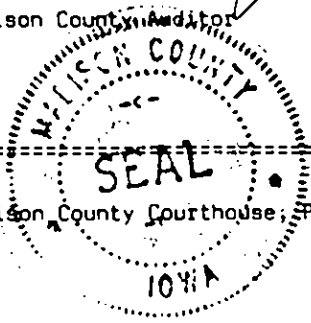
You are further notified that pursuant to Section 354.14, you may appeal said notice to the District Court within twenty (20) days after receiving this notice.

If you have any questions regarding this notice, please contact me in my office at 462-3914.

Dated this 28 day of JUNE, 1995 at Winterset, Madison County, Iowa.

Joan Welch
Madison County Auditor

Madison County Courthouse, P. O. Box 152, Winterset, Iowa 50273



FILED NO. 3286

BOOK 43 PAGE 109

95 JUN 29 AM 9: 12

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

REC \$ _____

AUD \$ _____

R.M.F. \$ _____

COMPUTER
RECORDED
COMPARED

THE IOWA STATE BAR ASSOCIATION
Official Form No. 108

ISBA# 04132 Jordan, Oliver & Walters
Winterset, Iowa

FOR THE LEGAL EFFECT OF THE USE OF
THIS FORM, CONSULT YOUR LAWYER

REC \$ 10.00
AUD \$ 5.00
R.M.F. \$ 1.00

FILED NO. 1928

BOOK 60 PAGE 44

95 JAN 26 PM 3:41

COMPUTER
RECORDED
COMPARED

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

SPACE ABOVE THIS LINE
FOR RECORDER



QUIT CLAIM DEED

For the consideration of ONE AND NO/100----- (\$1.00)
Dollar(s) and other valuable consideration,
CITY OF TRURO, IOWA

do hereby Quit Claim to
DAN CHILDERS

all our right, title, interest, estate, claim and demand in the following described real estate in
Madison County, Iowa:

Beginning at a point 50 feet West of the Southwest corner of Block Seven (7) of the Original Town of Truro; thence along the North line of Prairie Street South 90°00'00" West 49.13 feet to the Southwesterly line of the old railroad right-of-way; thence along said railroad right-of-way North 43°02'12" West 151 feet; thence North 90°00'00" East 157.25 feet to the West line of Hull Street; thence along said West line South 00°32'07" East 105 feet to the point of beginning.

The consideration for this deed is less than \$500.00; therefore, no groundwater hazard statement or declaration of value is required.



Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: Oct 4, 1994 By Robert D. Glasscock
CITY OF TRURO, IOWA
Robert D. Glasscock, Mayor (Grantor)

STATE OF IOWA COUNTY, Madison ss: By Carol Cobbs
Carol Cobbs, City Clerk (Grantor)

On this 4th day of October, 1994, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert Glasscock (Grantor)
Carol Cobbs (Grantor)

to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed. (Grantor)

JoLene K. DeCarlo (Grantor)

JOLENE K. DeCARLO
MY COMMISSION EXPIRES 1-10-96
Notary Public
(This form of acknowledgment for individual grantor(s) only)