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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Prepared by and return to:
Mark Nitchals, City Administrator
City of Winterset
124 W. Court Avenue
Winterset IA 50273
515-462-1422

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,
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 in the Winterset Madisonian in accordance with the Affidavit attached hereto.

Dated on this 9th day of September, 2013, at Winterset, Iowa.



 Mark Nitchals
 City Administrator
 City of Winterset, Iowa



RESOLUTION 2013-65

RESOLUTION PROPOSING TO CONVEY REAL ESTATE AND
SETTING DATE FOR PUBLIC HEARING ON THE PROPOSAL

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

The East Half (E½) of Lot 6, Lot 7, and the West 6 feet of Lot 8, Block 6, North Addition to the City of Winterset, Madison County, Iowa (the "Real Estate");

WHEREAS, the Council proposes to convey title of the Real Estate by Quit Claim Deed to Brent Day upon the following terms and conditions:

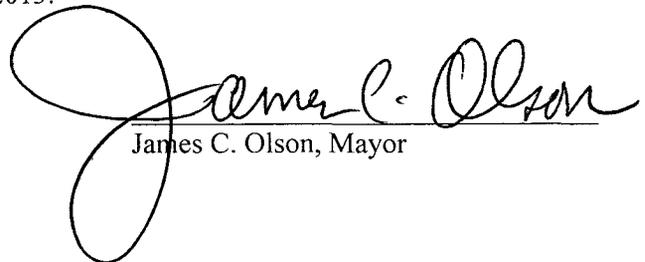
The City will quit claim its interest in the Real Estate to Brent Day for the purchase price of \$1,000, with the City reserving a perpetual drainage easement upon and across Lot 7 of the above described real estate, which reservation of easement shall be a covenant running with this land binding upon the successors and assigns of the parties.

WHEREAS, Iowa Code Section 364.7 requires a public hearing be held on the proposal to convey the City's interest in Real Estate.

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

BE IT FURTHER RESOLVED that a public hearing before the City Council on this proposal shall be held on the 19th day of August, 2013 at 7:00 o'clock p.m., at the City Hall in Winterset, Iowa located at 124 W. Court Avenue, Winterset, Iowa.

Passed and approved this 5th day of August, 2013.


James C. Olson, Mayor

ATTEST:


Mark Nitchals, City Administrator

RESOLUTION 2013-67

RESOLUTION APPROVING THE CONVEYANCE OF REAL ESTATE

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

The East Half (E½) of Lot 6, Lot 7, and the West 6 feet of Lot 8, Block 6, North Addition to the City of Winterset, Madison County, Iowa (the "Real Estate");

WHEREAS, the City Council has proposed to convey title of the Real Estate by Quit Claim Deed to Brent Day upon the following terms and conditions:

The City will quit claim its interest in the Real Estate to Brent Day for the purchase price of \$1,000, with the City reserving a perpetual drainage easement upon and across Lot 7 of the above described real estate, which reservation of easement shall be a covenant running with this land binding upon the successors and assigns of the parties.

WHEREAS, the City Council set August 19, 2013 as the date for a 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.

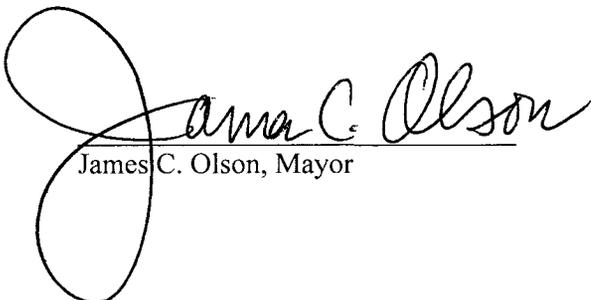
NOW, THEREFORE, BE IT RESOLVED that the proposed conveyance of Real Estate described above be and is hereby approved in all respects as provided by the prior Resolution of the City Council of Winterset, Iowa.

BE IT FURTHER RESOLVED that the 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 Brent Day.

Passed and approved on this 19th day of August, 2013.

ATTEST:


Mark Nitchals, City Administrator


James C. Olson, Mayor

STATE OF IOWA

SS

MADISON COUNTY

AFFIDAVIT OF PUBLICATIONS

TED GORMAN being duly sworn says he is publisher of WINTERSET MADISONIAN a once weekly paper 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 paper.

for the period 7 consecutive weeks, the last publication thereof being

on the 7 day of Aug 2013

Ted G. Gorman

Subscribed and sworn to before me this

8 day of Aug 2013

Cleota Tapken

NOTARY PUBLIC
In and for Madison County

**Notice of Hearing on Proposed
Conveyance of Real Estate**

NOTICE IS HEREBY GIVEN that a public hearing before the City Council of the City of Winterset, Iowa will be held on the 19th day of August, 2013, at 7:00 o'clock PM, at the City Hall in Winterset, Iowa located at 124 W. Court Avenue, Winterset, Iowa, on a proposal to convey title of real estate legally described as:

The East Half (E1/2) of Lot 6, Lot 7, and the West 6 feet of Lot 8, Block 6; North Addition to the City of Winterset, Madison County, Iowa (the "Real Estate");

upon the following terms and conditions:

The City will quit claim its interest in the Real Estate to Brent Day for the purchase price of \$1,000, with the City reserving a perpetual drainage easement upon and across Lot 7 of the above described real estate, which reservation of easement shall be a covenant running with this land binding upon the successors and assigns of the parties.

Any interested person may 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 of City owned real estate.

Mark Nitchals
City Administrator
City of Winterset, Iowa 50

Fee
\$ 16.94

