107-734

IND. ✓
REC. ✓
PAGE ✓

FILED NO. 2096
BOOK 117 PAGE 13
1983 JUN 14 PM 4:13
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee $9.00 3pgs.

AFFIDAVIT

STATE OF IOWA :
: ss
MADISON COUNTY :

I, Jerrold B. Oliver, being first duly sworn on oath state that this Affidavit concerns the chain of title to the following-described real estate:

> The Southwest Quarter ($SW\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P. M., and the North 30 Acres of the Northwest Quarter ($NW\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P. M., Madison County, Iowa.

I further state that on May 13, 1983, I, as attorney for Duane Snyder and Maris D. Snyder, caused to be served a Notice of Forfeiture of Real Estate Contract upon Dennis L. Wright. See said Notice of Forfeiture of Real Estate Contract attached hereto and Return of Service by the Madison County Sheriff's Office showing that Dennis L. Wright was personally served with said Notice of Forfeiture on May 13, 1983. I further state that more than thirty (30) days have passed since the service of said Notice of Forfeiture and that Dennis L. Wright has not complied with the terms and conditions of the Real Estate Contract referred to in said Notice of Forfeiture that are in default. I further state that said contract now stands forfeited pursuant to the provisions of Chapter 656 of the Code of Iowa.

Dated this 14th day of June, 1983.

Jerrold B. Oliver
Jerrold B. Oliver

CAROL KNAPP
Iowa
NOTARIAL SEAL

Subscribed and sworn to before me by Jerrold B. Oliver on this 14th day of June, 1983.

Carol Knapp
Notary Public in and for said County and State.

IOWA STATE BAR ASSOCIATION
Official Form No. 8 (Trade-Mark Registered, State of Iowa, 1967)
• FOR THE LEGAL EFFECT OF THE USE OF THIS FORM, CONSULT YOUR LAWYER b

NOTICE OF FORFEITURE OF REAL ESTATE CONTRACT

DENNIS L. WRIGHT, Rural Route 1, Winterset, Iowa 50273

SARAH ANN KIMBERLY, formerly known as Sally Ann Wright, 12041 E. Jeff Sumart, Tucson, AZ 85715

TO: IOWA DEPARTMENT OF REVENUE

UNITED STATES OF AMERICA, Internal Revenue Service

OVERHEAD DOOR COMPANY OF DES MOINES, Inc.

You and each of you are hereby notified:

(1) That the written contract dated April 10, 19 78, and executed by Duane Snyder and Maris D. Snyder

as Vendors and Dennis L. Wright

as Vendees

for the sale of the following described real estate:

The Southwest Quarter ($SW\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-six (76) North, Range Twenty-seven (27) West of the 5th P. M., and the North 30 Acres of the Northwest Quarter ($NW\frac{1}{4}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section Twenty-three (23), Township Seventy-six (76) North Range Twenty-seven (27) West of the 5th P. M., Madison County, Iowa,

has not been complied with, in respect to the terms and conditions of said contract in the following specific particulars:

(a)	Failure to pay the payment due on said contract on May 1, 1983	$5,500.00
(b)	Failure to pay property taxes due and payable during the fiscal year beginning July 1, 1982	752.42
(c)		
(d)		
	Total	$6,252.42

RECEIVED '83 MAY 1 AM 3 43 PAUL D... SHER... OFFICE MADI... COUNTY, IOWA

(2) That said contract will stand forfeited and cancelled as by its terms and provisions it may be, unless the parties in default within 30 days after the completed service of this notice, shall perform the said terms and conditions in default, and in addition pay the reasonable costs of serving this notice.

Duane Snyder

Maris D. Snyder

Vendors (or Successors in Interest)

WEBSTER, JORDAN, OLIVER & WALTERS

By Jerrold B. Oliver

Jerrold B. Oliver Their Attorney—

Address: Farmers & Merchants State Bank Bldg.
Winterset, Iowa 50273
Telephone: 515-462-3731

CHAPTER 656
CODE OF IOWA

ACKNOWLEDGEMENT OF SERVICE

The undersigned, on the date hereinafter set forth, hereby acknowledge due, timely and legal service of the foregoing notice, and acknowledge receipt of copy thereof at the time and place set opposite our respective names.

	Date of Service	Place of Service

107-734

If service by publication see footnote on first page and determine what constitutes an adequate return.

RETURN OF SERVICE—Personal

STATE of Iowa,

County of Madison } ss.

The undersigned first being duly sworn, upon oath deposes and states that he served the notice on the obverse side hereof on each of the persons to whom said notice is addressed, and named below, by delivering a copy of said notice to each of said persons at the time and place set opposite their respective names, to-wit:

Persons Served	Day	Month	Year	City, Town or Township	County	State
Dennis L. Wright	13th	May	83	Union	Madison	Iowa

Sheriff Paul D. Welch
M[illegible] County
W[illegible], IA 50273
Phone 515-[illegible]

J. Torpenberg, Deputy Sheriff

Subscribed in my presence and sworn to before me by said affiant this [illegible] day of [illegible], 19[illegible].

[illegible], Notary Public in and for said County and State.

FEES

Service - - - - - - $ 6.00
Copies - - - - - - $
Mileage - - - - - - $ 5.76
Total - - - - - - - $ 11.76

5/17/83 Fees Paid by Plaintiffs Atty pm

RETURN OF SERVICE—Leaving Copy

STATE OF IOWA,

County of _____ } ss.

The undersigned, being first duly sworn, upon oath deposes and states that on the _____ day of _____, 19____, he served the notice on the obverse side hereof on _____ at his _____ dwelling house or usual place of abode in the City, Town or Township of _____ in _____ County, Iowa, and which place was not a rooming house, hotel, club or apartment building, by there delivering a copy thereof to _____ a person residing therein who was then at least eighteen years old.

_____

Subscribed in my presence and sworn to before me by said affiant this _____ day of _____, 19____.

_____

_____, Notary Public in and for said County and State.

Note: For service by publication, see Code Section 656.3.

Note: For proof and record of service, see Code Section 656.5.