



BK: 2016 PG: 889
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Fee Amount: \$57.00
Revenue Tax:
LISA SMITH RECORDER
Madison County, Iowa

Prepared by/Return to: Kathleen K. Law, 700 Walnut, Suite 1600, Des Moines, IA 50309; 515-283-3116
 Address tax statements to: Landus Cooperative, 2321 North Loop Drive, Suite 220, Ames, IA 50010

AFFIDAVIT FOR CHANGE OF TITLE FOLLOWING MERGER

STATE OF IOWA, COUNTY OF STORY, ss:

I, Mark W. Miner, Chief Financial Officer of Landus Cooperative, an Iowa cooperative association (“**Landus**”), being first duly sworn do on oath depose and state that I am well acquainted with the title and ownership of the real estate located in Madison County, Iowa, described on Exhibit A at Page 2 attached hereto, and do state as follows:

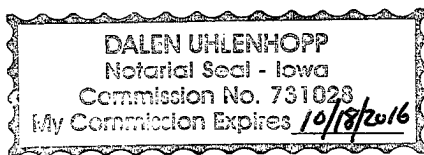
1. On March 31, 2016, Articles of Merger were filed in the Office of the Iowa Secretary of State regarding the merger of Farmers Cooperative Company (“**FC**”) with and into West Central Cooperative (“**WC**”), with FC being the surviving entity, which merger became effective at 12:01 A.M. on April 1, 2016.
2. The former names of the merged entities were Farmers Cooperative Company and West Central Cooperative.
3. The new name of the entity is Landus Cooperative, an Iowa cooperative association.
4. All of the foregoing is true and correct as I verily believe.
5. This Affiant requests that the Auditor enter the information on the transfer books and index pursuant to Iowa Code § 558.66.

Signed this 7 day of April, 2016.



 Mark W. Miner, Affiant

Signed and sworn to before me on this 7th day of April, 2016 by Mark W. Miner.




 _____, Notary Public

[Madison County]

EXHIBIT A

Real property in the City of Earlham, County of Madison, State of Iowa, described as follows:

PARCEL 1:

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10 and 11, in Block 7, in the Original Town of Earlham, Madison County, Iowa.

PARCEL 2:

Lot 2 in Block 8, in the Original Town of Earlham, Madison County, Iowa.

PARCEL 3:

That part of Lot 1 in Block 16, in the Original Town of Earlham, Madison County, Iowa, described as follows: Beginning 28 feet north of the southeast corner of said Lot 1 in Block 16; thence South to said southeast corner; thence West to the southwest corner of said Lot 1; thence North 54.25 feet (54 ¼ feet); thence Easterly on a straight line to the point of beginning; and also beginning at the northwest corner of said Lot 1 in Block 16; thence South along the west line thereof 27 feet, more or less, to a point 25 feet southwesterly, measured at right angles, from the northerly line of said Lot 1; thence Southeasterly along a line 25 feet southwesterly from and parallel with the northerly line of said Lot 1, 150 feet, more or less to the west line of Chestnut Street; thence North to the northeast corner of said Lot 1; thence Northwesterly along the northerly line of said Lot 1 to the point of beginning; EXCEPT Parcel 3 and Parcel 4 as described in the Acquisition Plat attached to the Corporate Quit Claim Deed recorded August 3, 2004 in Book 2004, Page 3608 of the records of the Recorder for Madison County, Iowa.

PARCEL 4:

Lots 2, 3, 4 and 5, in Block 16, in the Original Town of Earlham, Madison County, Iowa.

PARCEL 5:

Lots 1 and 2 in Block 15, in the Original Town of Earlham, Madison County, Iowa.

PARCEL 6:

Lot 10 in Block 16, in the Original Town of Earlham, Madison County, Iowa; EXCEPT Parcel 1 as described in the Acquisition Plat attached to the Corporate Quit Claim Deed recorded August 3, 2004 in Book 2004, Page 3608 of the records of the Recorder for Madison County, Iowa.

PARCEL 7:

Lot 11 in Block 16, in the Original Town of Earlham, Madison County, Iowa; EXCEPT the South 45 feet thereof; AND ALSO EXCEPT Parcel 2 as described in the Acquisition Plat attached to the Corporate Quit Claim Deed recorded August 3, 2004 in Book 2004, Page 3608 of the records of the Recorder for Madison County, Iowa.

PARCEL 8:

Parcels A, B and C as shown on the Plat of Survey recorded May 12, 2004 in Book 2004, Page 2163 of the records of the Recorder for Madison County, Iowa; said Parcel A adjoins the northwest corner of Lot 11 in Block 16; said Parcel B lies within said Lot 11 in Block 16; and said Parcel C lies within Lot 1, Lot 11, and a portion of the vacated alley lying between said Lots 1 and 11, all in Block 16, in the Original Town of Earlham, Madison County, Iowa.

PARCEL 9:

All that part of the West Half of the Northwest Quarter of Section 2, Township 77 North, Range 29 West of the 5th Principal Meridian, Town of Earlham, Madison County, Iowa, lying South of the Chicago, Rock Island and Pacific Railway right of way as now located. Also described as Parcel D in the Plat of Survey recorded June 10, 2009 in Book 2009, page 1805 of the records of the Recorder for Madison County, Iowa.

PARCEL 10:

The North Half of the Northwest Quarter of the Southeast Quarter of Section 7, Township 77 North, Range 28 West of the 5th Principal Meridian, Town of Earlham, Madison County, Iowa: EXCEPT Parcel B located in the Northwest Quarter of the Southeast Quarter of said Section 7, as shown and described on the Plat of Survey recorded June 18, 1998 in Book 3, Page 280 of the records of the Recorder for Madison County, Iowa. Also described as Parcel E in the Plat of Survey recorded June 10, 2009 in Book 2009, page 1806 of the records of the Recorder for Madison County, Iowa.

PARCEL 11:

The following 5 Tracts, formerly a part of the Chicago, Rock Island and Pacific Railroad Company, and the Heartland Rail Corporation, located in the Southwest Quarter of the Southwest Quarter of Section 6, Township 77 North, Range 28 West of the 5th Principal Meridian, in the City of Earlham, Madison County, Iowa, said tracts being more particularly described as follows:

TRACT 1: Beginning at the northwest corner of Lot 2 in Block 8 of the Original Town of Earlham, Madison County, Iowa; thence North along the east line of Elm Street in said town 105 feet, more or less, to a line being 50 feet southerly of and parallel with the center line of the Chicago, Rock Island and Pacific Railroad Company's station grounds in said town; thence Southeasterly along said parallel line 305 feet; thence South parallel with the west line of Locust Street in said town, 105 feet more or less, to the southerly line of said station grounds; thence Northeasterly along said southerly line of said station grounds 305 feet to the point of beginning; said tract being land conveyed by Quit Claim Deed recorded April 17, 1969 in Book 39 Town Lot Deeds, page 152 of the records of the Recorder for Madison County, Iowa.

TRACT 2: Beginning on the southerly line of the above mentioned right of way 55 feet east of the east line of said Locust Street; thence South to the northerly line of Block 16 in said Original Town of Earlham; thence Southeasterly along the northerly line of said Block 16 to the west line of Chestnut Street in said town; thence North along the west line of Chestnut Street to the southerly line of the above mentioned right of way; thence Northwesterly along said right of way line to the point of beginning; said tract being part of land conveyed as parcel 2 by Quit Claim Deed recorded April 17, 1969 in Book 39 Town Lot Deeds, page 137 of the records of the Recorder for Madison County, Iowa.

TRACT 3: Beginning on the southerly line of said right of way at its intersection with the east line of said Chestnut Street; thence South to the northwest corner of Block 15 in said Original Town of Earlham; thence Southeasterly along the northerly line of said Block 15 to the west line of Sycamore Street in said Town; thence North to the southerly line of said right of way; thence Northwesterly along said right of way line to the point of beginning; said tract being part of land conveyed as parcel 3 by Quit Claim Deed recorded April 17, 1969 in Book 39 Town Lot Deeds, page 137 of the records of the Recorder for Madison County, Iowa.

TRACT 4: Beginning on the southerly line of said right of way at its intersection with the east line of said Sycamore Street; thence South to the northwest corner of Block 14 in said Original Town of Earlham; thence Southeasterly along the northerly line of said Block 14 to the west line of Maple Street in said town; thence North to the southerly line of said right of way; thence Northwesterly along said right of way line to the point of beginning; said tract being land conveyed as parcel 4 by Quit Claim Deed recorded April 17, 1969 in Book 39 Town Lot Deeds, page 137 of the records of the Recorder for Madison County, Iowa.

TRACT 5: Beginning at the northwest corner of Parcel 2, as described in that certain Quit Claim Deed recorded in Book 39 Town Lot Deeds, page 137; thence Northwesterly on a line 8.5 feet perpendicularly distant southerly from the center line of stock track, as it existed on March 5, 1976, to a point 305 feet East of the east line of Elm Street, as extended; thence South 115 feet, more or less, to the southerly line of the station grounds of the former Chicago, Rock Island and Pacific Railroad Company; thence Southeasterly on said southerly line of said station grounds 102 feet to the east line of Locust Street; thence continuing southerly on said southerly line 55 feet, more or less, to the westerly boundary of said parcel 2; thence Northerly along said Westerly boundary of said parcel 2, 100 feet, more or less, to the point of beginning; being land conveyed by Quit Claim Deed recorded May 28, 1993 in Book 58 Town Lot Deeds, page 342 of the records of the Recorder for Madison County, Iowa.