



Document 2016 2671

Book 2016 Page 2671 Type 06 050 Pages 2  
Date 9/12/2016 Time 2:57:53PM  
Rec Amt \$12.00

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LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

This instrument prepared by:

ROSS F. BARNETT, ABENDROTH AND RUSSELL LAW FIRM, 2560 – 73<sup>rd</sup> Street, Urbandale, Iowa 50322

Phone # (515) 271-8997

Return document to and mail tax statements to:

JERROD AND ALLISSA JOHNSON, 2998 – 133<sup>rd</sup> Court, Van Meter, Iowa 50261

File #RESC / BD (rml)

1/3

## CERTIFICATION OF OWNERS' ASSOCIATION ASSESSMENTS, DUES, OR UNPAID CHARGES

Legal: Lot 14 of WOODLAND VALLEY ESTATES SUBDIVISION located in the South Half of the Northeast Quarter (S 1/2 NE 1/4) of Section 20 and in the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 21, ALL in Township 77 North, Range 26 West of the 5th P.M., Madison County, Iowa, together with an undivided 1/31st interest in all common areas as set forth in the Declaration of Association for Woodland Valley Estates Subdivision filed in Book 2004, Page 6107 of the Madison County Recorder's Office (and any supplements and amendments thereto).



Address: 2998 133<sup>rd</sup> Court, Van Meter, Iowa 50261

I, Alan Janssen, being first duly sworn upon my oath, do depose and state that I am the duly authorized agent of **Woodland Valley Estates Association, Inc.**, a homeowners' association.

I hereby certify that there are no unpaid assessments, dues, or other amounts currently levied by the Association against the above-described real estate through the month of June 2017.

The undersigned further certifies that there are currently no pending assessments, dues, or other amounts which will be levied by the Owner's Association, but which are not yet due and owing.

The undersigned further certifies that the Owner's Association hereby consents to the sale or transfer of the above-described property and further relinquishes its right of first refusal to the sale or transfer of this property, if such right is provided in the Articles of Incorporation of the Owners' Association.

Further this Affiant sayeth naught.

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| <p>STATE OF IOWA )<br/>COUNTY OF <u>Polk</u> ) SS:<br/>On this <u>12</u> day of <u>August</u>, 2016,<br/>before me the undersigned, a Notary Public in and for<br/>said State, personally appeared<br/><u>Adam Janssen</u>, to me<br/>known, and who being by me duly sworn, did say that<br/>the person is the <u>treasurer</u><br/>of said corporation; that no seal has been procured<br/>by the corporation; and that this instrument was<br/>signed on behalf of the corporation by authority of its<br/>Board of Directors and the said officer acknowledged<br/>the execution of this instrument to be the voluntary<br/>act and deed of the corporation, by it voluntarily<br/>executed.</p> <p><u>Bunny G. Churchill</u><br/>Notary Public in and for said State</p> | <p>Dated: <u>8-12</u>, 2016</p> <p>WOODLAND VALLEY ESTATES ASSOCIATION,<br/>INC.<br/>a corporation by:</p> <p><u>[Signature]</u><br/><u>Adam Janssen</u><br/>PRINT NAME OF SIGNATORY</p> |
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