Town Lot Deed Record, No. 35

William A. & Mary Alice Busch
To
The Public

#3805

Fee $4.60 VS

Filed for record the 10 day of June A.D. 1955 at 3:15 o'clock P. M.

Mary E. Welty, Recorder

For Plat and Surveyors Certificate see Town Plat Book 1, Page 57.

PLAT OF WM. & ALICE BUSCH SUBURBAN ADDITION TO WINTERSET, IOWA

WILLIAM A. BUSCH and MARY ALICE BUSCH :

TO : DEDICATION OF PLAT

THE PUBLIC :

TO ALL MEN BY THESE PRESENTS: That We, William A. Busch and Mary Alice Busch, husband and wife, do hereby certify that we are the sole owners and proprietors of the following described real estate, to-wit:

Commencing at a point 213.7 feet North of the Center of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 1093.17 feet, thence West 162 feet, thence South 1092.67 feet, thence East 162 feet, to the place of beginning;

that the disposition of said land, as shown by the annexed plat and Surveyor's Certificate, is with our free consent and in accordance with our desires; and we each hereby dedicate to the Public for use as public streets so much of the above described land as is by said plat set apart and designated as a 30-foot addition to North 8th Avenue, and we each hereby relinquish all rights of dower therein.

IN WITNESS WHEREOF, we have hereunto set our hands this 6th day of June, A.D. 1955.

William A. Busch
William A. Busch
Mary Alice Busch
Mary Alice Busch

STATE OF IOWA MADISON COUNTY) ss.

On this 6th day of June, A.D. 1955, before me, the undersigned, a Notary Public in and for Madison County, in said State, personally appeared William A. Busch and Mary Alice Busch 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.

(Notarial Seal)

Shirley A. Webster Notary Public
in and for Madison County, Iowa.

CERTIFICATE OF COUNTY RECORDER
OF
MADISON COUNTY, IOWA

I, Mary E. Welty, the duly elected and acting Recorder of Madison County, Iowa, hereby certify that the title in fee to the following described real estate, to-wit:

Commencing at a point 213.7 feet North of the Center of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 1093.17 feet, thence West 162 feet, thence South 1092.67 feet, thence East 162 feet to the place of beginning,

is in William A. Busch and Mary Alice Busch and is free from all encumbrances, all as shown by the records in my office.

Dated at Winterset, Iowa, this 6th day of June, A.D. 1955.

(County Recorder Seal)

Mary E. Welty
Mary E. Welty, Madison County Recorder

CERTIFICATE OF THE CLERK OF THE DISTRICT

COURT OF IOWA IN AND FOR MADISON COUNTY

I, Marguerite Morrissey, hereby certify that I am the duly elected and acting Clerk of the District Court of the State of Iowa in and for Madison County; that the following described real estate, to-wit:

Commencing at a point 213.7 feet North of the Center of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, thence North 1093.17 feet, thence West 162 feet, thence South 1092.67 feet, thence East 162 feet to the place of beginning,

belonging to William A. Busch and Mary Alice Busch, is free from all judgments, attachments, mechanic's liens or other liens as the same appear of record in my office.

Dated at Winterset, Iowa, this 6th day of June, A.D. 1955.

(District Court Seal)

Marguerite Morrissey
Marguerite Morrissey, Clerk of the District Court of the State of Iowa in and for Madison County.

CERTIFICATE OF COUNTY TREASURER
OF
MADISON COUNTY, IOWA

I, Fred M. Miller, hereby certify that I am the duly elected and acting Treasurer of Madison County, Iowa; that I have examined the records in my office and there are no unpaid taxes against the following described real estate, towit:

Commencing at a point 213.7 feet North of the Center of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, thence North 1093.17 feet, thence West 162 feet, thence South 1092.67 feet, thence East 162 feet to the place of beginning

Dated at Winterset, Iowa, this 6th day of June, A.D. 1955.

(County Treasurer Seal)

Fred M. Miller
Fred M. Miller, County Treasurer.

LAW OFFICES WEBSTER & FREDERICK
Farmers' & Merchants' Bank Bldg.
Winterset, Iowa Phone 153

June 6, 1955

6-6-552

City Council of Winterset, Iowa

Gentlemen:

Kindly be advised that I have this day examined abstract of title No. 29898 prepared by Security Loan and Abstract Company, Winterset, Iowa, purporting to show the chain of title to the following described real estate, to-wit:

A tract of land commencing at a point 213.7 feet North of the center of Section Thirty-six (36), in Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M. Madison County, Iowa, and running thence North 1093.17 feet, thence West 162 feet, thence South 1092.67 feet, thence East 162 feet to the point of beginning,

from United States Government to date of last continuation thereof, to-wit: May 31, 1955, at 8:00 o'clock A.M.

In connection with such examination, I find that said abstract shows that the fee title to said real estate is in William A. Busch and Mary Alice Busch and that said real estate is free and clear from any encumbrances, including taxes.

Respectfully submitted,
Shirley A. Webster
Shirley A. Webster Attorney at Law
Winterset, Iowa

SAW:sc

RESOLUTION - Approving Plat of Wm. & Alice Busch
Suburban Addition to Winterset, Iowa.

WHEREAS, there was on the 6th day of June, 1955, filed in the office of the City Clerk of the City of Winterset, Iowa, a plat of a proposed addition to be platted of real estate within the corporate limits of the City of Winterset, Iowa, owned by William A. Busch and Mary Alice Busch, to be known as Wm. & Alice Busch Suburban Addition to Winterset, Iowa, located on a tract of land commencing at a point 213.7 feet North of the Center of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence North 1093.17 feet, thence West 162 feet, thence South 1092.67 feet, thence East 162 feet, to the place of beginning; and

WHEREAS, there was also filed with said plat, on June 6, 1955, a correct description of the land involed, and a statement to the effect that the subdivision as it appears on the plat is with the free consent and in accordance with the desire of the proprietors, signed and acknowledged by the proprietors and spouses, before an officer authorized to take the acknowledgement of deeds, and

WHEREAS, said plat was accompanied by a complete abstract of title and an opinion from an attorney at law showing that the fee title is in the proprietors and that the land platted is free from encumbrance, and a certified statement from the Treasurer of Madison County, Iowa, and from the Clerk of the District Court of Madison County, Iowa, that it is free from all judgements, attachments, mechanics or other liens as appears by the record in her office, and from the Recorder of the County that the title in fee is in such proprietors and that it is free from encumbrance, as shown by the records of her office, and

WHEREAS, this City Council does not make any requirements for installation of sidewalks, paving, sewers, water, gas, and electric utilities, or platting of alleys in said tract, and

WHEREAS, this City Council finds that said plat conforms to the provisions of law of the State of Iowa, particularly of Chapter 409 of the Code of Iowa as applicable thereto, and that all provisions of law of the State of Iowa, particularly of Chapter 409 of the Code of Iowa, as applicable thereto, have been complied with, and that said plat and said instruments and papers and documents presented in connection therewith should be approved by this City Council, and that said addition known as Wm. & Alice Busch Suburban Addition to Winterset, Iowa, should be approved and accepted by the City of Winterset, Iowa, and that the dedication of the portion therein dedicated to the Public for use for public street purposes should be accepted by this City Council for and in behalf of the City of Winterset, Iowa,

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Winterset, Iowa: That said plat for said Wm. & Alice Busch Suburban Addition to Winterset, Iowa, be and the same is hereby approved by the City Council of the City of Winterset, Iowa, for and in behalf of the City of Winterset, Iowa, and that said instruments and papers, and documents presented in connection therewith are hereby approved, and that said addition known as Wm. & Alice Busch Suburban Addition to Winterset, Iowa, is hereby approved and accepted, and that the dedication of the portion therein dedicated to the Public for use for public street purposes be and is accepted by this City Council for and in behalf of the City of Winterset, Iowa, and that the Mayor and City Clerk of the City of Winterset, Iowa, be and are hereby directed to certify this resolution, which shall be affixed to said plat, to the County Recorder of Madison County, Iowa, and that all things shall be done to carry out the provisions of Section 409.12 of the Code of Iowa, so far as applicable, and to carry out any other provisions of Chapter 409 of the Code of Iowa applicable thereto.

On roll call the members of the City Council voted as follows:

David M. Griswold	Yes	A. C. Brittain	Absent
Wayne Newton	Yes	Charles E. Tucker, Jr.	Yes

Approved by me this 6th day of June, 1955.

(City of Winterset Seal) (Signed) A. E. Emerson
Mayor of the City of Winterset, Iowa

Attest:
(Signed) O. D. Simmons
City Clerk of the City of Winterset, Iowa

PLAT AND CERTIFICATE FOR WM. & ALICE BUSCH SUBURBAN ADDITION TO WINTERSET, IOWA

STATE OF IOWA COUNTY OF MADISON) SS:
CITY OF WINTERSET)

We, A. E. Emerson and O. D. Simmons, Mayor and City Clerk, respectively, of the City of Winterset, Iowa, located in Madison County, Iowa, do hereby certify that the plat to which this certificate is attached is a plat of an addition to the City of Winterset, Iowa, designated as Wm. & Alice Busch Suburban Addition to Winterset, Iowa, located on a tract of land described as commencing at a point 213.7 feet North of the Center of Section Thirty-six (36), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P. M., Madison County, Iowa, thence North 1093.17 feet, thence West 162 feet, thence South 1092.67 feet, thence East 162 feet, to the place of beginning, which plat was filed with the City Clerk of the City of Winterset, Iowa, on June 6, 1955, and was approved by the City Council of the City of Winterset, Iowa, by a resolution passed and adopted by said City Council on June 6, 1955, and approved by the Mayor of said City of Winterset, Iowa, on June 6, 1955, and that a true, correct and complete copy of said resolution is affixed to said plat and is made part of the certification made by this certificate, and that as part of said plat and of this certification is an attached certificate of surveyor, executed by F. V. Clark, County Surveyor of Madison County, Iowa, dated June 6, 1955, with reference to said plat, and also a Dedication of Plat, duly signed and acknowledged on June 6, 1955, by William A. Busch and Mary Alice Busch, husband and wife, for said Wm. & Alice Busch Suburban Addition to Winterset, Iowa, and also an opinion from Shirley A. Webster, an attorney at law at Winterset, Iowa, dated June 6, 1955, showing that the fee title to said platted real estate is in the proprietors, William A. Busch and Mary Alice Busch and that the land platted is free from encumbrance, and also a certificate of the Clerk of the District Court of the State of Iowa in and for Madison County, dated June 6, 1955, stating that said real estate platted is free from all judgements, attachments, mechanics or other liens as appears by the record in her office, and also a certificate of the County Recorder of Madison County, Iowa, dated June 6, 1955, stating that the title in fee to said real estate platted is in such proprietors, to-wit: William A. Busch and Mary Alice Busch, and that it is free from encumbrance, and also a certificate of the County Treasurer of Madison County, Iowa, that said real estate platted is free from taxes.

All of which is duly certified in accordance with the provisions of Chapter 409 of the Code of Iowa and of all other provisions of law applicable thereto.

Dated and signed at Winterset, Iowa, and sealed with the official seal of the City of Winterset, Iowa, on the 10th day of June, 1955.

(City of Winterset Seal)

A. E. Emerson Mayor
of the City of Winterset, Iowa
O. D. Simmons City Clerk
of the City of Winterset, Iowa

COMPARED