

5. The name and address of the individual designated by the condemning agency to respond to questions is Ernie Steffensmeier, Lee County Engineer, 933 Avenue H, P. O. Box 158, Ft. Madison, Iowa 52627; telephone (319) 372-2541.
6. The Lee County Engineer's office has determined that the requests set out below represents the minimum amount of land necessary to safely construct the roadway.
7. The following is a description of the property in Lee County, Iowa, sought to be condemned:

TRACT I

A. A description of the property sought to be condemned:

PARCEL 5687(A) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE S 00°45'29" E ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 17, A DISTANCE OF 55.00 FEET; THENCE S 89°51'40" W, 890.84 FEET; THENCE N 00°08'20" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17; THENCE N 89°51'40" E, ALONG SAID NORTH LINE, 890.24 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.450 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY. BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

B. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I A.

PARCEL 5687(B) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE N 89°41'12" E, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 1322.95 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 00°55'39" E ALONG SAID EAST LINE, 55.00 FEET; THENCE S 89°41'12" W, 1323.12 FEET TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 00°45'29" W, ALONG SAID WEST LINE, 55.00 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.668 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.

BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

C. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I B.

PARCEL 5687(C)- Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 17; THENCE S 00°27'52" E, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 1322.39 FEET TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 89°37'55" W ALONG SAID SOUTH LINE, 115.00 FEET; THENCE N 00°27'52" W, 90.45 FEET; THENCE N 89°32'08" E, 5.00 FEET; THENCE N 00°27'52" W, 1100.00 FEET; THENCE N 17°18'40" W, 49.52 FEET; THENCE N 46°37'01" W, 42.94 FEET; THENCE S 89°40'45" W, 1166.31 FEET; THENCE N 00°55'39" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 89°40'45" E, ALONG SAID NORTH LINE, 1322.08 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 3.906 ACRES, MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.

D. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I C.

PARCEL 5687(G)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE EAST QUARTER CORNER OF SAID SECTION 17; THENCE S 89°34'51" W, ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 115.00 FEET; THENCE N 00°27'52" W, 1322.49 FEET TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 89°37'55" E ALONG SAID NORTH LINE, 115.00 FEET TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 00°27'52" E ALONG SAID EAST LINE, 1322.39 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 3.491 ACRES. BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N-2924.

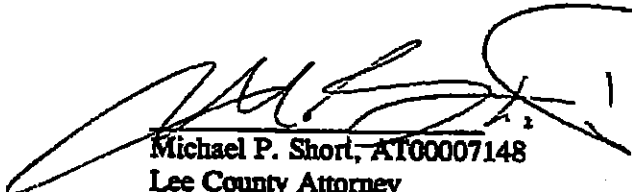
E. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I G.

F. All property described in Tract I, A, B, C and G is non-agricultural, industrial property.

D. The name and addresses of all record owner and lien and encumbrance owners and other parties who by law are entitled to notice regarding this tract are:

1. Owners: Iowa Fertilizer Company LLC, 3550 180th Street, Wever, Iowa 52658
2. Mortgagee and mortgagors: UMB Bank, N.A., 2 South Broadway, Saint Louis, Missouri 63102
3. Tenants: None
4. Contract vendors or vendees: None
5. Lien Holders of Record: None

WHEREFORE, the undersigned applicant on behalf of Lee County, Iowa, hereby requests that the Honorable Mary Ann Brown, Chief Judge of the Eighth Judicial District acting in accordance with Chapter 6B, Code of Iowa, 2015, appoint a commission of six qualified persons to view the premises and appraise the damages which the owners, lien holders, incumbrancers and other persons affected will sustain by reason of this of this Condemnation.



Michael P. Short, AT00007148
Lee County Attorney
25 North 7th Street, P O Box 824
Keokuk, IA 52632
(319)524-9590
Fax: (319)524-9592

Filed in the office of the Chief Judge of the Eighth Judicial District on this the 25th day of February, 2015.



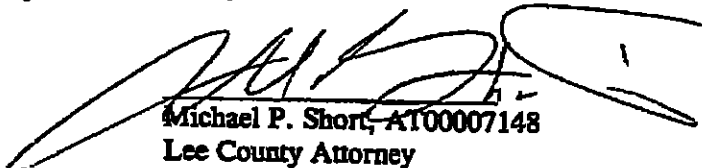
Mary Ann Brown, Chief Judge, 8th
Judicial District of Iowa

A copy filed of record in the Office of the Sheriff of Lee County on this the _____ day of February, 2015.

James A. Sholl
Lee County Sheriff


State of Iowa)
 :SS
County of Lee)

I, Michael P. Short, being first duly sworn upon oath and affidavit do hereby depose and state that I hereby certify in accordance with Section 6B3(7) that the documents presented to the Lee County Recorder for recording are the original documents and that the statements accompanying the same are true and correct. Certified and present on this the 23 day of February, 2015, as the free and voluntary act of the affiant.


Michael P. Short, AT00007148
Lee County Attorney
25 North 7th Street, P O Box 824
Keokuk, IA 52632
(319)524-9590 Fax (319) 524-9592

Before me, the undersigned notary public in and for Lee County and the State of Iowa, personally appeared Michael P. Short, known by me to be the County Attorney for Lee County, Iowa, and who, was by me first duly sworn upon oath and affidavit and deposed and did state that the contents of the above and foregoing affidavit are true and correct and, the same was signed by him as a voluntary act and deed.

Dated this the 23rd day of February, 2015.


Notary Public in and for the State of Iowa



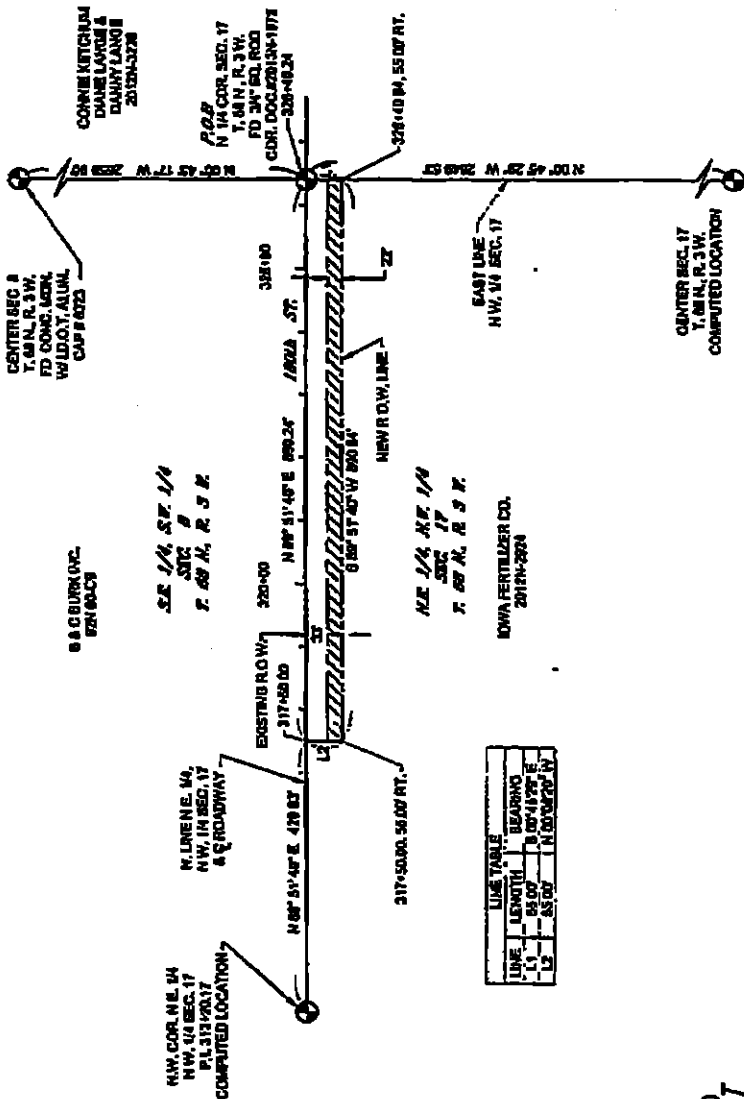
Tract 1A

PREPARED BY: CHESTER V. BROWN, POEPPING, STONE, BACH AND ASSOCIATES, INC.
100 SOUTH 54TH ST., P.O. BOX #709, QUINCY, ILL. 62306, PH. 217-223-4805

ROADWAY EASEMENT PLAT

PARCEL NO. 8687-A

ACQUIRED FROM IOWA FERTILIZER CO.



I hereby certify that this land surveying instrument was prepared and the related survey which was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

CHESTER V. BROWN
Iowa License No. 17533
PLS No. 17533 dated 11/17/2011
Plate or sheets covered by this note: 1

DATE



LINE	LENGTH	BEARING
L1	85.00'	S 07°14'59" E
L2	45.00'	N 00°00'00" W



FROM & STATION 322+40.24 TO & STATION 322+40.24 R.O.W. 0.450 ACRES
SECTION 17, TOWNSHIP 86 NORTH, RANGE 3 WEST
COUNTY 11, IOWA
TOTAL ACRES 1.184 ACRES TOTAL
ACQUIRED BY LEE COUNTY

PSBA POEPPING, STONE, BACH & ASSOCIATES, INC.
ARCHITECTS ENGINEERS PLANNERS INTERIORS

100 SO. 54TH ST. QUINCY, ILLINOIS 62306
817-223-4805

6823 MAIN ST. QUINCY, IOWA 52305
319-234-8730

801 BROADWAY, HAMILBUR, MISSOURI 64301
873-406-0461

LEE COUNTY PROJECT NO. LC-0568(07)-2A-01

Date Drawn: 09/03/2014 Drawn By: CVB

PSBA Project No. 13-001

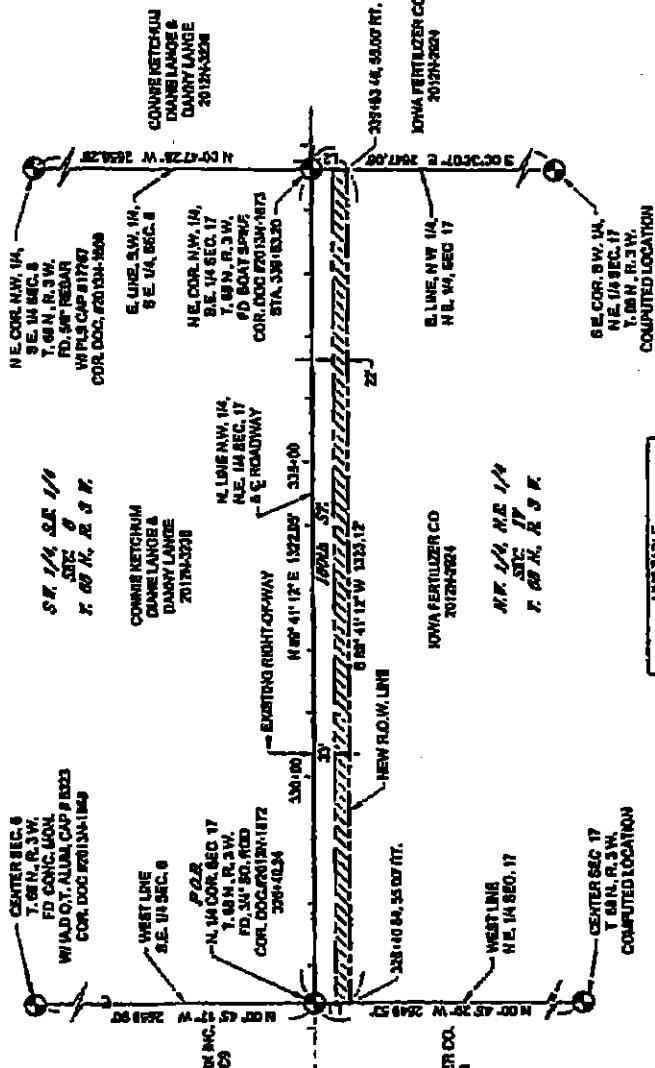
Tract I-B

PREPARED BY: CHESTER V. BROWN, POEPPING, STONE, BACH AND ASSOCIATES, INC.
100 SOUTH 54TH ST., P.O. BOX #703, QUINCY, IL, 62306, PH. 217-223-4805

ROADWAY EASEMENT PLAT

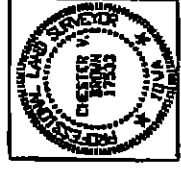
PARCEL NO. 5007-3

ACQUIRED FROM **IOWA FERTILIZER CO.**



I hereby certify that this land surveyed, described, and platted was prepared and the plat and map were made and approved by me, and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

CHESTER V. BROWN License Number 17533 Date: _____
My license renewed date is December 31, 2014
Pages or sheets covered by this plat: 1



LINE	LENGTH	BEARING
1	21.00'	N 00° 17' 28" W
2	45.00'	S 89° 59' 39" E



FROM S. STATION 581+40.24 TO S. STATION 581+09.20 R.O.W. 0.668 ACRES
SECTION 17, TOWNSHIP 17S, RANGE 3 WEST
COUNTY 17R ACRES TOTAL 1.970 ACRES TOTAL
CIVIL TOWNSHIP GREEN BAY ACQUIRED BY ILLINOIS

PSBA POEPPING, STONE, BACH & ASSOCIATES, INC.
ARCHITECTS ENGINEERS PLANNERS SURVEYORS

100 SO. 54TH ST., QUINCY, ILLINOIS 62306-7003
317-223-4805

8223 MAIN ST., KEOKUK, IOWA 52002
319-324-8735

301 BROADWAY, HARRISBURG, MISSOURI 64501
314-408-0841

LEX COUNTY PROJECT NO. EC-C066(87) - 1A-054

Date Drawn: 08/05/2014 Drawn By: CVB

PSBA Project No. SYK 13-504

Tract 1C

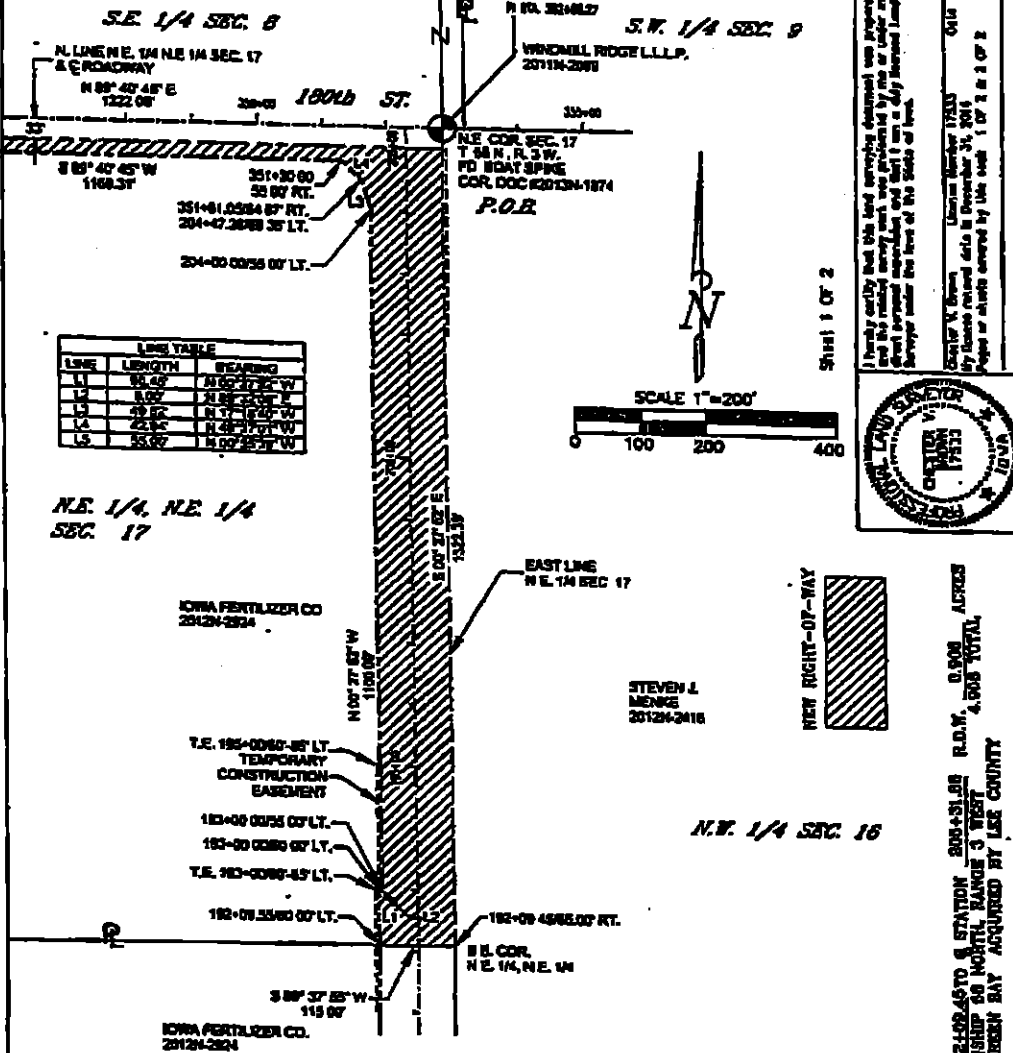
CONNELLY KETCHUM
DIANE LANGE &
DANNY LANGE
2012N-2020

PREPARED BY: CHESTER V. BROWN, POOPPING, STONE, BACH AND ASSOCIATES, INC.
100 SOUTH 54th ST., P.O. BOX 7709, QUINCY, IL, 62306..PH. 217-223-4805

ROADWAY EASEMENT PLAT

PARCEL NO. 887C

ACQUIRED FROM IOWA FERTILIZER CO.



LINE	LENGTH	BEARING
L1	86.45	N 00° 27' 57\" W
L2	8.00	N 89° 47' 45\" E
L3	29.84	N 71° 18' 00\" W
L4	22.84	N 89° 47' 45\" W
L5	35.00	N 00° 25' 37\" W

NE 1/4, NE 1/4
SEC. 17

IOWA FERTILIZER CO.
2012N-2024

T.E. 195-0080-85' LT.
TEMPORARY
CONSTRUCTION
EASEMENT

110-00 00/50 00' LT.

195-00 00/80 00' LT.

T.E. 192-0080-85' LT.

192-00 55/80 00' LT.

IOWA FERTILIZER CO.
2012N-2024

EAST LINE
NE 1/4 SEC 17

STEVEN J.
MENKE
2012N-2018



NE 1/4 SEC. 16

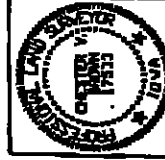
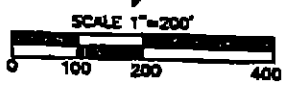
S 1/4 COR.
NE 1/4, NE 1/4

S 89° 37' 55\" W
115.00'

I hereby certify that this land surveying document was prepared and the related survey work was conducted by me or under my direct personal supervision, and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

CHESTER V. BROWN
Iowa License No. 17333
My license number is 17333
My license expires on 12/31/2014
My signature is on file with the State of Iowa

Sheet 1 of 2



PSBA
POOPPING, STONE, BACH & ASSOCIATES, INC.
ARCHITECTS ENGINEERS PLANNERS SURVEYORS
100 SO. 54th ST. QUINCY, ILLINOIS 217-223-4805
3523 MAIN ST. KEOKUK, IOWA 319-324-8730
201 BROADWAY, HANNIBAL, MISSOURI 373-406-0541

LEE COUNTY
PROJECT NO. EC-C054(07)-84-58

Date Drawn: 11/11/2014 Drawn By: CVB

FROM S. STATION 152+100.45 TO S. STATION 200+51.08 R.L.M. 0.008 ACRES
SECTION 17, TOWNSHIP 36 NORTH, RANGE 3 WEST
CIVIL TOWNSHIP GREEN BAY ACQUIRED BY LEE COUNTY

PSBA Project No. 546. 13-504

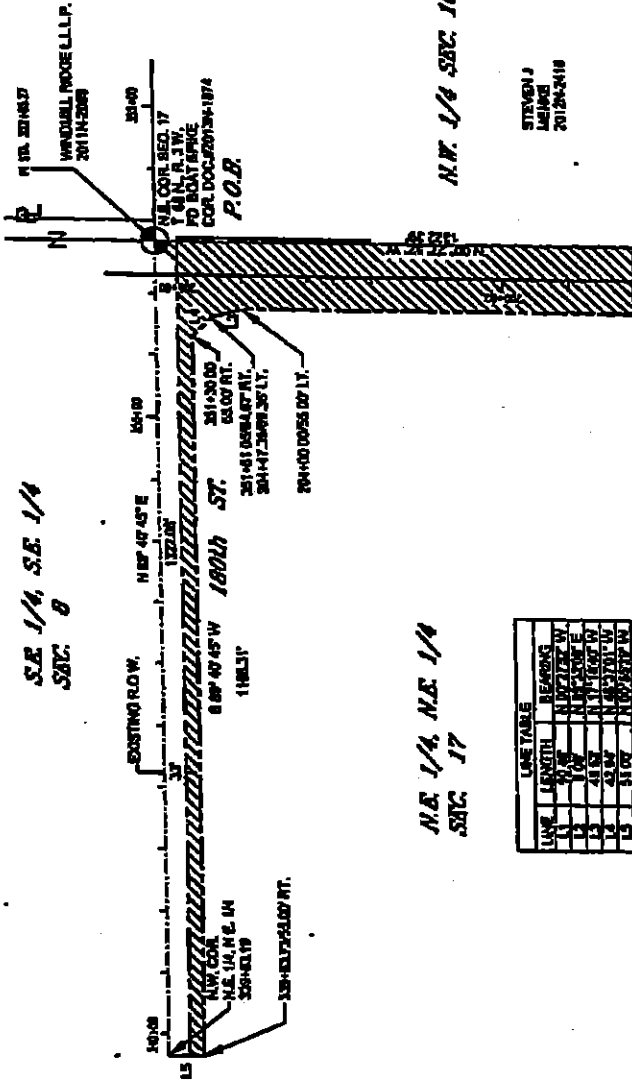
Tract I-C

PREPARED BY: CHESTER V. BROWN, PLOTTING, STONE, BACH AND ASSOCIATES, INC.
100 SOUTH 24TH ST., P.O. BOX #709, QUINCY, ILL. 62305, PH. 217-223-4605

ROADWAY BASEMENT PLAT

PARCEL NO. 6487C

ACQUIRED FROM IOWA FERTILIZER CO.



N.W. 1/4 SEC. 16

N.E. 1/4, N.E. 1/4 SEC. 17

LINE	LENGTH	BEARINGS
1	889'40'45"	N 11881' 00" W
2	11881'	N 0° 00' 00" E
3	43'44"	N 89° 40' 45" W
4	43'44"	N 89° 40' 45" W
5	11881'	N 0° 00' 00" E

IOWA FERTILIZER CO
5712N-5264



I hereby verify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed land surveyor under the laws of the State of Iowa.

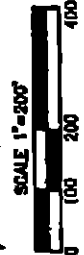
CHESTER V. BROWN License Number 17333 Date
My license renewal date is December 31, 2014
Project or sheet number by this work: 1 OF 2 & 2 OF 2

CONVERSE, JAMES
DANNY LANGE
218N-0228

S.E. 1/4, S.E. 1/4 SEC. 8



FROM & STATION 388+86.19 TO & STATION 588+86.27 R.O.W. 5,908 ACRES
SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST
CIVIL TOWNSHIP GREEN BAY ACQUIRED BY IAS COUNTY



PSBA PLOTTING, STONE, BACH & ASSOCIATES, INC.
ARCHITECTURE ENGINEERING PLANNING SURVEYING

100 SO. 24th ST., QUINCY, ILLINOIS 217-223-4605
3223 MAIN ST., KEOKUK, IOWA 319-524-8730
801 BROADWAY, HANNEBAL, MISSOURI 573-608-0541

IAS COUNTY PROJECT NO. 2C-C068(17)-2A-28

Date Drawn: 11/11/2014 Drawn By: CVB

PSBA Project No.: NW 13-254

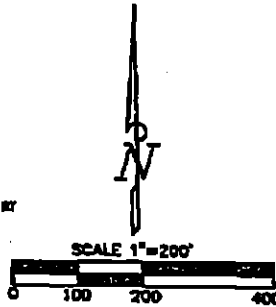
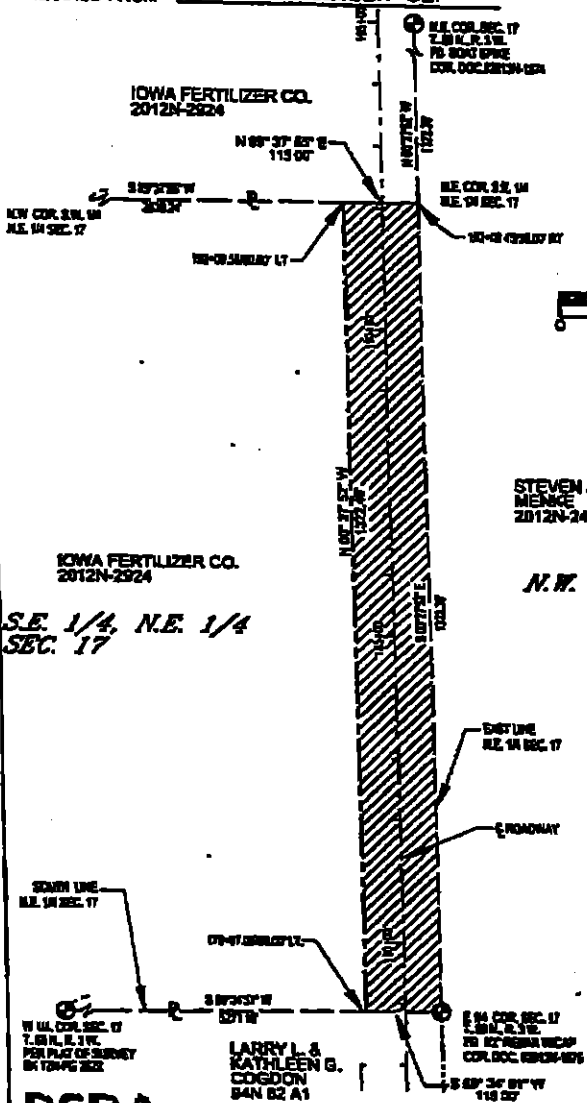
Tract I-G

PREPARED BY: CHESTER V. BROWN, POEPPING, STONE, BACH AND ASSOCIATES, INC.
100 SOUTH 34TH ST., P.O. BOX #709, QUINCY, IL, 62306, PH: 217-223-4805

ROADWAY EASEMENT PLAT

PARCEL NO. 5687-G

ACQUIRED FROM IOWA FERTILIZER CO.



I hereby certify that this land surveying document was prepared by me or under my direct supervision and that the related survey work was performed by me or under my direct personal supervision. I am a duly licensed land surveyor under the laws of the State of Iowa.

Chester V. Brown License Number 17533
My license renewed July 1, 2014
Pages or sheets covered by this work: 1



STEVEN J. MENCKE
2012N-2416

N.W. 1/4 SEC. 16



FROM S. STATION 170+87.0 TO C. STATION 182+09.35 E.O.W. 8.481 ACRES
SECTION 16, TOWNSHIP 62 NORTH, RANGE 3 WEST
CIVIL TOWNSHIP GREEN BAY ACQUIRED BY IOWA COUNTY

PSBA POEPPING, STONE, BACH & ASSOCIATES, INC.
AMERICAN SURVEYING PLANNING ENGINEERS

100 SO. 34th ST., QUINCY, ILLINOIS 217-223-4805
3323 MAIN ST., KECKUK, IOWA 319-524-5730
801 BROADWAY, HANNIBAL, MISSOURI 573-408-0541

IOWA COUNTY PERMIT NO. 20-C284(87)-81-85

Date Drawn: 08/05/2014 Drawn By: CVB

PSBA Project No.: 80X 13-581

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA

RE: PROJECT NO. RC-CO56(87)-9A-56

Iowa Fertilizer Company, LLC

NOTICE OF ASSESSMENT

1. Iowa Fertilizer Company LLC, 3550 180th Street, Wever, Iowa 52658
2. Mortgagee and mortgagors: UMB Bank, N.A., 2 South Broadway, Saint Louis, Missouri 63102

and to all other persons, companies, or corporations having any interest in or owning any of the following described real estate in Lee County, Iowa:

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA BEING MORE PARTICULARLY DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA BEING MORE PARTICULARLY DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA BEING MORE PARTICULARLY DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

You are hereby notified that Lee County desires the condemnation of the following described lands:

TRACT I

A. A description of the property sought to be condemned:

PARCEL 5687(A) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE S 00°45'29" E ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 17, A DISTANCE OF 55.00 FEET; THENCE S 89°51'40" W, 890.84 FEET; THENCE N 00°08'20" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17; THENCE N 89°51'40" E, ALONG SAID NORTH LINE, 890.24 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.450 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.

BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

B. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I A.

PARCEL 5687(B) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

C. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I B.

PARCEL 5687(C)- Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 17; THENCE S 00°27'52" E, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 1322.39 FEET TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 89°37'55" W ALONG SAID SOUTH LINE, 115.00 FEET; THENCE N 00°27'52" W, 90.45 FEET; THENCE N 89°32'08" E, 5.00 FEET; THENCE N 00°27'52" W, 1100.00 FEET; THENCE N 17°18'40" W, 49.52 FEET; THENCE N 46°37'01" W, 42.94 FEET; THENCE S

89°40'45" W, 1166.31 FEET; THENCE N 00°55'39" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 89°40'45" E, ALONG SAID NORTH LINE, 1322.08 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 3.906 ACRES, MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.

D. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I C.

PARCEL 5687(G)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST QUARTER CORNER OF SAID SECTION 17; THENCE S 89°34'51" W, ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 115.00 FEET; THENCE N 00°27'52" W, 1322.49 FEET TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 89°37'55" E ALONG SAID NORTH LINE, 115.00 FEET TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 00°27'52" E ALONG SAID EAST LINE, 1322.39 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 3.491 ACRES.

BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N-2924.

E. A plat showing the right-of-way sought to be condemned with reference to the description is attached as Exhibit TRACT I G.

TEMPORARY EASEMENT

TEMPORARY PARCEL 5687(AA) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(BB) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(CC)- Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(GG)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

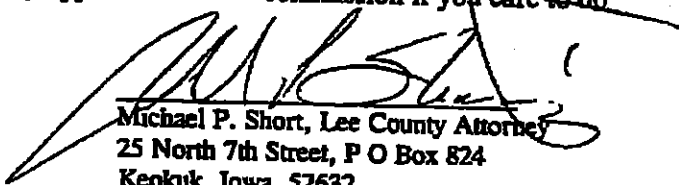
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That such condemnation is sought for the following purpose: Construct, reconstruction and improvement of a County road right-of-way in connection with Lee County Roadway Project/Rise Grant, RC-COS6(87)-9A-56.

A commission has been appointed as provided by law for the purpose of appraising damages which will be caused by said condemnation.

The commission will meet at the Lee County Sheriff's Office on the 9th day of April, 2015 at 9:00 a.m. and thereafter adjourn to view your property, to view said premises and

proceed to appraise said damages. You may appear before the commission if you care to do so.



Michael P. Short, Lee County Attorney
25 North 7th Street, P O Box 824
Keokuk, Iowa 52632
(319)524-9590 Fax (319) 524-9592
mshort@leecounty.org

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

**IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA**

RE: Project L04-L-5-73-56

Iowa Fertilizer Company, LLC

STATEMENT OF PROPERTY OWNER'S RIGHTS

Just as the law grants certain entities the right to acquire private property, you as the owner of the property have certain rights. You have the right to:

1. Receive just compensation for the taking of property. (Iowa Constitution, Article I, § 18)
2. An offer to purchase which may not be less than the lowest appraisal of the fair market value of the property. (Iowa Code § 6B.45 as amended by 1999 Iowa Acts, House File 476, § 18; Iowa Code § 6B.54 as amended by 1999 Iowa Acts, House File 476, § 20)
3. Receive a copy of the appraisal, if an appraisal is required, upon which the acquiring agency's determination of just compensation is based not less than ten days before being contacted by the acquiring agency's acquisition agent. (Iowa Code § 6B.45 as amended by 1999 Iowa Acts, House File 476, § 18)
4. An opportunity to accompany at least one appraiser of the acquiring agency who appraises your property when an appraisal is required. (Iowa Code § 6B.54)
5. Participate in good-faith negotiations with the acquiring agency before the acquiring agency begins condemnation proceedings. (1999 Iowa Acts, House File 476, § 3)
6. A determination of just compensation by an impartial compensation commission and the right to appeal its award to the district court if you cannot agree on a purchase price with the acquiring agency. (Iowa Code § 6B.4; Iowa Code § 6B.7 as amended by 1999 Iowa Acts, House File 476, § 8; Iowa Code § 6B.18)
7. The person or persons owning fee ownership interest in the property may challenge

one commissioner without stating cause. A challenge to the appointment of a commissioner shall be filed, in writing, with the sheriff not less than seven days prior to the meeting of the compensation commission, and shall be mailed to the other party by ordinary mail on the day of filing. An alternate commissioner may not be challenged without cause. A challenge filed less than seven days prior to the meeting of the commission shall have no effect. (§ 6B.5(2))

7. A review by the compensation commission of the necessity for the condemnation if your property is agricultural land being condemned for industry. (1999 Iowa Acts, House File 476, § 7)

8. Payment of the agreed upon purchase price or, if condemned, a deposit of the compensation commission award before you are required to surrender possession of the property. (Iowa Code § 6B.25; Iowa Code § 6B.26; Iowa Code § 6B.54(11))

9. Reimbursement for expenses incidental to transferring title to the acquiring agency. (Iowa Code § 6B.33 as amended by 1999 Iowa Acts, House File 476, § 15; Iowa Code § 6B.54(10))

10. Reimbursement of certain litigation expenses: (a) if the award of the compensation commissioners exceeds 110 percent of the acquiring agency's final offer before condemnation; and (b) if the award on appeal in court is more than the compensation commissioners' award. (Iowa Code § 6B.33)

11. At least 90 days' written notice to vacate occupied property. (Iowa Code § 6B.54(4))

12. Relocation services and payments, if you are eligible to receive them, and the right to appeal your eligibility for and amount of the payments. (Iowa Code § 316.9; Iowa Code § 6B.42 as amended by 1999 Iowa Acts, House File 476, § 17)

The rights set out in this statement are not claimed to be a full and complete list or explanation of an owner's rights under the law. They are derived from Iowa Code chapters 6A, 6B and 316. For a more thorough presentation of an owner's rights, you should refer directly to the Iowa Code or contact an attorney of your choice.



Michael P. Short AT00007148

Lee County Attorney

25 North 7th Street, P O Box 824

Keokuk, Iowa 52632

(319)524-9590 Fax: (319)524-9592

mshort@leecounty.org

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

**IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA**

RE: PROJECT NO. RC-CO56(87)--9A-56

Iowa Fertilizer Company, LLC

ORDER APPOINTING COMPENSATION COMMISSION

NOW on this the 25th day of February, 2015, the undersigned, Chief Judge of the Eighth Judicial District of the State of Iowa is in receipt of an "Application for Appointment of Commission to Assess Damages" presented on behalf of Lee County, Iowa, by the County Attorney of Lee County, Iowa. The land sought to be condemned is agricultural property and is sought to be condemned for the purposes of a roadway construction, reconstruction and improvement project in Lee County, Iowa. Accordingly, in conformity with Section 6B.4, Code of Iowa, the undersigned has selected by lot, the following named individuals to serve as the compensation commission to assess damages to all property to be taken.

It is hereby ORDERED that the following individuals are named to the compensation commission:

OWNERS OF CITY PROPERTY

Name: Don Lucas

Address: 3005 Ave H, Fort Madison, IA 52627

Name: Melanie Wells

Address: 202 Concert St., Keokuk, IA 52632

FIRST ALTERNATE:

Name: Jerry Beck

Address: 511 33rd Street, Fort Madison, IA 52627

SECOND ALTERNATE

Name: David Ireland

Address: 115 S. 10th Street, Montrose, IA 52639

REAL ESTATE SALES PERSONS OR BROKER

Name: Tony Sargent-Cramer Real Estate

Address: 3806 Main St., Lot 59, Keokuk, IA 52632

Name: Cynthia Otte - KLM Realty

Address: 3331 Country Club Lane, Fort Madison, IA 52627

FIRST ALTERNATE:

Name: Sandy Steffen-Hope Real Estate

Address: 1123 48th St., Apt. 30, Ft. Madison, IA 52627

SECOND ALTERNATE

Name: Penny Logsdon - Sutlive Realty

Address: 3580 Argyle Road, Keokuk, IA 52632

**PERSONS HAVING KNOWLEDGE OF PROPERTY VALUES BY REASON OF
THEIR OCCUPATIONS**

Name: Matt Morrison – Pilot Grove Bank

Address: 814 Fruit Street, Donnellson, IA 52625

Name: Barb Smidt – First Community

Address: 2001 Meadow Lane, Keokuk, IA 52632

FIRST ALTERNATE:

Name: Cindy Roberts – Midwest One

Address: 1726 Ave. B., Fort Madison, IA 52627

SECOND ALTERNATE

Name: Tony Gaylor – Farmers Savings Bank

Address: 1871 303rd Ave., Fort Madison, IA 52627

Appointed as chairperson of the above-constituted compensation commission is Cynthia Otte. In the event that this person is unable to serve, Matt Morrison is appointed as alternate chairperson.

The above-constituted compensation commission shall consist of six (6) persons.

In the event that a person named to the compensation commission is unwilling or unable to serve, an alternate is appointed in the order in which named.

All members of the compensation commission shall qualify by filing an oath that they will do the best of their ability faithfully and impartially assess said damages and make written report to the Sheriff.

No member of the compensation commission selected shall possess any interest in the proceeding which would cause such person to render a biased decision.

Filed in the Office of the Chief Judge of the Eighth Judicial District on the date
above given.



Mary Ann Brown
Chief Judge, 8th Judicial District

A copy filed of record in the Office of the Sheriff of Lee County on this the 26th day of
February, 2015.



James A. Sholl
Sheriff of Lee County, Iowa

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA
RE: PROJECT NO. RC-CO56(87)-9A-56

Iowa Fertilizer Company, LLC

NOTICE AND SUMMONS TO THE COMMISSION

To: Tony Sargent, Cramer Real Estate, Keokuk

The Honorable Judge Mary Ann Brown, Chief Judge of this the Eighth Judicial District of the State of Iowa has upon the application of Lee County, Iowa, selected and appointed a compensation commission to assess the damages sustained by the owners, lien holders, encumbrances and other persons interested in the land from which certain rights are sought to be appropriated in these proceedings by reason of which the owners, lien holders, encumbrances or other persons interested in the land will sustain damages.

This is to notify you that you have been selected and appointed by Judge Mary Ann Brown as a member of the compensation commission by Order filed in the Office of the Lee County Sheriff. Designated as chairperson of this commission is Cynthia Otre. Alternate Chairperson is Matt Morrison.

Pursuant to your appointment as a member of the Compensation Commission, you are **HEREBY COMMANDED TO BE AND APPEAR AT THE OFFICE OF THE LEE COUNTY SHERIFF, 2530 255TH STREET, MONTROSE IOWA ON THE 9th DAY OF April, 2015 AT 9:00 a.m.** for the purposes of qualifying as a commissioner. You will thereafter proceed to view the premises and assess the damages as provided by law.

The Commission is being asked to assess damages of land. The following were entitled to notice:

TRACT I

PARCEL 5687(A) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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89°51'40" W, 890.84 FEET; THENCE N 00°08'20" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17; THENCE N 89°51'40" E, ALONG SAID NORTH LINE, 890.24 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.450 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.
BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PARCEL 5687(B) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PARCEL 5687(C)- Iowa Fertilizer Company

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PARCEL 5687(G)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(GG)- Iowa Fertilizer Company

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Dated this the 26th day of February, 2015.


James A. Sholl
Sheriff of Lee County, Iowa

ACCEPTANCE OF SERVICE

Due and legal service of the above and foregoing summons hereby accepted and receipt of a copy is hereby acknowledged on this the 9th day of March, 2015, in Lee County, Iowa. Mark if refused due to a conflict.



Filed in the office of the Sheriff of Lee County, Iowa on the 10 day of March, 2015.


James A. Sholl,
Sheriff of Lee County

Acceptance of Service

Due and legal service of foregoing Summons accepted and receipt of copy acknowledged at Keokuk, Iowa the 9th day of March

2015. I further certify that I do not possess any interest in the above proceedings which would cause me to render a biased decision therein.

Tom Bryant
Signature

Filed in my office at 17701 turo, Iowa this 10 day of March, 2015.

[Signature]
Sheriff of Lee County, Iowa

Refusal to Serve

I will be unable to serve for the reason that I possess an interest in the proceedings which would cause me to render a biased decision, or for the reason that

Signature

Filed in my office at _____, Iowa this _____ day of _____.

Sheriff of _____ County, Iowa

Commissioner, please sign in appropriate place and return this with summons attached to sheriff as soon as possible.

RETURN OF SERVICE

Date Received: 22nd 15

Fees: 15⁰⁰

Date Served: 30.15

Mileage: 1⁰⁰

Who Served: Tony Sargent

Total: 16⁰⁰

Address Served: _____

Cramer Road Fst St

Leokuk, Ia


Signature of Serving Officer

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA
RE: PROJECT NO. RC-CO56(87)-9A-56

Iowa Fertilizer Company, LLC

NOTICE AND SUMMONS TO THE COMMISSION

To: Don Lucas, 3005 Avenue H, Fort Madison, IA 52627

The Honorable Judge Mary Ann Brown, Chief Judge of this the Eighth Judicial District of the State of Iowa has upon the application of Lee County, Iowa, selected and appointed a compensation commission to assess the damages sustained by the owners, lien holders, encumbrances and other persons interested in the land from which certain rights are sought to be appropriated in these proceedings by reason of which the owners, lien holders, encumbrances or other persons interested in the land will sustain damages.

This is to notify you that you have been selected and appointed by Judge Mary Ann Brown as a member of the compensation commission by Order filed in the Office of the Lee County Sheriff. Designated as chairperson of this commission is Cynthia Otte. Alternate Chairperson is Matt Morrison.

Pursuant to your appointment as a member of the Compensation Commission, you are **HEREBY COMMANDED TO BE AND APPEAR AT THE OFFICE OF THE LEE COUNTY SHERIFF, 2530 255TH STREET, MONTROSE IOWA ON THE 9th DAY OF April, 2015 AT 9:00 a.m.** for the purposes of qualifying as a commissioner. You will thereafter proceed to view the premises and assess the damages as provided by law.

The Commission is being asked to assess damages of land. The following were entitled to notice:

TRACT I

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PARCEL 5687(B) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE N 89°41'12" E, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 1322.95 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 00°55'39" E ALONG SAID EAST LINE, 55.00 FEET; THENCE S 89°41'12" W, 1323.12 FEET TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 00°45'29" W, ALONG SAID WEST LINE, 55.00 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.668 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.
BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PARCEL 5687(C)- Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 17; THENCE S 00°27'52" E, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 1322.39 FEET TO THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 89°37'55" W ALONG SAID SOUTH LINE, 115.00 FEET; THENCE N 00°27'52" W, 90.45 FEET; THENCE N 89°32'08" E, 5.00 FEET; THENCE N 00°27'52" W, 1100.00 FEET; THENCE N 17°18'40" W, 49.52 FEET; THENCE N 46°37'01" W, 42.94 FEET; THENCE S 89°40'45" W, 1166.31 FEET; THENCE N 00°55'39" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 89°40'45" E, ALONG SAID NORTH LINE, 1322.08 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 3.906 ACRES, MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.

PARCEL 5687(G)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST QUARTER CORNER OF SAID SECTION 17; THENCE S 89°34'51" W, ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 115.00 FEET; THENCE N 00°27'52" W, 1322.49 FEET TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 89°37'55" E ALONG SAID NORTH LINE, 115.00 FEET TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 00°27'52" E ALONG SAID EAST LINE, 1322.39 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 3.491 ACRES.
BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N-2924.

TEMPORARY EASEMENT

TEMPORARY PARCEL 5687(AA) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE S 00°45'29" E ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 17, A DISTANCE OF 55.00 FEET, TO THE POINT OF BEGINNING; THENCE S 00°45'29" E, A DISTANCE OF 15.00 FEET; THENCE S 89°51'40" W A DISTANCE OF 190.84 FEET; THENCE N 00°45'29" W, A DISTANCE OF 10.00 FEET; THENCE S 89°51'40" W, A DISTANCE OF 700.00 FEET; THENCE N 00°45'29" W, A DISTANCE OF 5.00 FEET; THENCE N 89°51'40" E, A DISTANCE OF 890.84 FEET, BACK TO THE POINT OF BEGINNING, CONTAINING 0.146 ACRES.

TEMPORARY PARCEL 5687(BB) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(CC)- Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(GG)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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Dated this the 27 day of February, 2015.


James A. Sholl
Sheriff of Lee County, Iowa

ACCEPTANCE OF SERVICE

Due and legal service of the above and foregoing summons hereby accepted and receipt of a copy is hereby acknowledged on this the _____ day of _____, 2015, in Lee County, Iowa. Mark if refused due to a conflict.

Filed in the office of the Sheriff of Lee County, Iowa on the _____ day of _____, 2015.

James A. Sholl,
Sheriff of Lee County



Lee County Return of Service

State of Iowa)
Lee County Iowa)

Case # RC-CO56(87)

The within Notice and Summons to the Commission

was received this 26th day of February 2015 and I certify that I served the defendant(s) listed below on the 27th day of February 2015 in Lee County State of Iowa.

1. By delivering a copy there of to said defendant(s) Don Lucas

Address: 3005 Ave. H Township: Fort Madison Lee County

2. By serving the same on the defendant(s) at his or her dwelling or usual place of abode at which place was not a rooming house, hotel, club or apartment building, by serving a copy thereof to a person residing therein who is at least 18 years old.

3. By delivering a copy thereof to at by serving Individual/title (address)

Service \$ 15.00
Copies \$
Mileage \$ 2.00
Total \$ 17.00

Miles 1
Attempts: 2

J.A Sholl, Sheriff

By: [Signature] Deputy Sheriff

Sheriff's Fee Paid:
By:
Date:

Acceptance of Service

Due and legal service of foregoing Summons accepted and receipt of copy acknowledged at 3005 AVE H, FT. MADISON, Iowa the 27th day of FEBRUARY

2015. I further certify that I do not possess any interest in the above proceedings which would cause me to render a biased decision therein.

Donald L. Lucas
Signature

Filed in my office at Montrose, Iowa this 27 day of Feb., 2015.

JAMES A. SHOLL
Sheriff of LEE County, Iowa

Refusal to Serve

I will be unable to serve for the reason that I possess an interest in the proceedings which would cause me to render a biased decision, or for the reason that

Signature

Filed in my office at _____, Iowa this _____ day of _____.

Sheriff of _____ County, Iowa

Commissioner, please sign in appropriate place and return this with summons attached to sheriff as soon as possible.

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA
RE: PROJECT NO. RC-COS6(87)-9A-56

Iowa Fertilizer Company, LLC

NOTICE AND SUMMONS TO THE COMMISSION

To: Barb Smidt, 2001 Meadow Lane, Keokuk, IA 52632

The Honorable Judge Mary Ann Brown, Chief Judge of this the Eighth Judicial District of the State of Iowa has upon the application of Lee County, Iowa, selected and appointed a compensation commission to assess the damages sustained by the owners, lien holders, encumbrances and other persons interested in the land from which certain rights are sought to be appropriated in these proceedings by reason of which the owners, lien holders, encumbrances or other persons interested in the land will sustain damages.

This is to notify you that you have been selected and appointed by Judge Mary Ann Brown as a member of the compensation commission by Order filed in the Office of the Lee County Sheriff. Designated as chairperson of this commission is Cynthia Otte. Alternate Chairperson is Matt Morrison.

Pursuant to your appointment as a member of the Compensation Commission, you are **HEREBY COMMANDED TO BE AND APPEAR AT THE OFFICE OF THE LEE COUNTY SHERIFF, 2530 255TH STREET, MONTROSE IOWA ON THE 9th DAY OF April, 2015 AT 9:00 a.m.** for the purposes of qualifying as a commissioner. You will thereafter proceed to view the premises and assess the damages as provided by law.

The Commission is being asked to assess damages of land. The following were entitled to notice:

TRACT I

PARCEL 5687(A) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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89°51'40" W, 890.84 FEET; THENCE N 00°08'20" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17; THENCE N 89°51'40" E, ALONG SAID NORTH LINE, 890.24 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.450 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.
BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PARCEL 5687(B) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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PARCEL 5687(C)- Iowa Fertilizer Company

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PARCEL 5687(G)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY EASEMENT

TEMPORARY PARCEL 5687(AA) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(BB) - Iowa Fertilizer Company

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TEMPORARY PARCEL 5687(CC)- Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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TEMPORARY PARCEL 5687(GG)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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Dated this the 26th day of February, 2015.


James A. Sholl
Sheriff of Lee County, Iowa

ACCEPTANCE OF SERVICE

Due and legal service of the above and foregoing summons hereby accepted and receipt of a copy is hereby acknowledged on this the 28th day of February 2015, in Lee County, Iowa. Mark if refused due to a conflict.



Filed in the office of the Sheriff of Lee County, Iowa on the 02 day of March, 2015.


James A. Sholl,
Sheriff of Lee County



Lee County Return of Service

State of Iowa)

Lee County Iowa)

Case # _____

The within Notice _____
was received this 26th day of February 2015 and I certify that I served the defendant(s) listed below on the 28th day of February 2015 in Lee County State of Iowa.

1. By delivering a copy thereof to said defendant(s) Barb Smidt

Address: 2001 Meadow Lane Township: Keokuk Lee County

2. By serving the same on the defendant(s) _____
at his or her dwelling or usual place of abode at _____
which place was not a rooming house, hotel, club or apartment building, by serving a copy thereof to _____ a person residing therein who is at least 18 years old.

3. By delivering a copy thereof to _____ at _____
by serving _____
(address) Individual/title

Service \$ 15.00
Copies \$ _____
Mileage \$ 1
Total \$ 16.00

Miles 1
Attempts: 1

J.A. Sholl
Sheriff, Lee County Iowa

By: [Signature]
Deputy Sheriff

Sheriff's Fee Paid:
By: _____
Date: _____

Acceptance of Service

Due and legal service of foregoing Summons accepted and receipt of copy acknowledged at

_____, Iowa the 28th day of February

2015. I further certify that I do not possess any interest in the above proceedings which would cause me to render a biased decision therein.

Bautman Smith
Signature

Filed in my office at _____, Iowa this
Montrose
02 day of March, 2015.

[Signature]
Sheriff of Lee County, Iowa

Refusal to Serve

I will be unable to serve for the reason that I possess an interest in the proceedings which would cause me to render a biased decision, or for the reason that

Signature

Filed in my office at _____, Iowa this
____ day of _____.

Sheriff of _____ County, Iowa

Commissioner, please sign in appropriate place and return this with summons attached to sheriff as soon as possible.

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA
RE: PROJECT NO. RC-CO56(87)-9A-56

Iowa Fertilizer Company, LLC

NOTICE AND SUMMONS TO THE COMMISSION

To: Matt Morrison, 814 Fruit Street, Donnellson, IA 52625

The Honorable Judge Mary Ann Brown, Chief Judge of this the Eighth Judicial District of the State of Iowa has upon the application of Lee County, Iowa, selected and appointed a compensation commission to assess the damages sustained by the owners, lien holders, encumbrances and other persons interested in the land from which certain rights are sought to be appropriated in these proceedings by reason of which the owners, lien holders, encumbrances or other persons interested in the land will sustain damages.

This is to notify you that you have been selected and appointed by Judge Mary Ann Brown as a member of the compensation commission by Order filed in the Office of the Lee County Sheriff. Designated as chairperson of this commission is Cynthia Otte. Alternate Chairperson is Matt Morrison.

Pursuant to your appointment as a member of the Compensation Commission, you are **HEREBY COMMANDED TO BE AND APPEAR AT THE OFFICE OF THE LEE COUNTY SHERIFF, 2530 255TH STREET, MONTROSE IOWA ON THE 9th DAY OF April, 2015 AT 9:00 a.m.** for the purposes of qualifying as a commissioner. You will thereafter proceed to view the premises and assess the damages as provided by law.

The Commission is being asked to assess damages of land. The following were entitled to notice:

TRACT I

PARCEL 5687(A) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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89°51'40" W, 890.84 FEET; THENCE N 00°08'20" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17; THENCE N 89°51'40" E, ALONG SAID NORTH LINE, 890.24 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.450 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.
BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PARCEL 5687(B) - Iowa Fertilizer Company

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PARCEL 5687(G)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST QUARTER CORNER OF SAID SECTION 17; THENCE S 89°34'51" W, ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 115.00 FEET; THENCE N 00°27'52" W, 1322.49 FEET TO THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE N 89°37'55" E ALONG SAID NORTH LINE, 115.00 FEET TO THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 00°27'52" E ALONG SAID EAST LINE, 1322.39 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 3.491 ACRES.
BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N-2924.

TEMPORARY EASEMENT

TEMPORARY PARCEL 5687(AA) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE S 00°45'29" E ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 17, A DISTANCE OF 55.00 FEET, TO THE POINT OF BEGINNING; THENCE S 00°45'29" E, A DISTANCE OF 15.00 FEET; THENCE S 89°51'40" W A DISTANCE OF 190.84 FEET; THENCE N 00°45'29" W, A DISTANCE OF 10.00 FEET; THENCE S 89°51'40" W, A DISTANCE OF 700.00 FEET; THENCE N 00°45'29" W, A DISTANCE OF 5.00 FEET; THENCE N 89°51'40" E, A DISTANCE OF 890.84 FEET, BACK TO THE POINT OF BEGINNING, CONTAINING 0.146 ACRES.

TEMPORARY PARCEL 5687(BB) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE N 89°41'12" E, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 1322.95 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 17; THENCE S 00°55'39" E ALONG SAID EAST LINE, A DISTANCE OF 55.00 FEET, TO THE POINT OF BEGINNING; THENCE S 00°55'39" E ALONG SAID EAST LINE, A DISTANCE OF 5.00 FEET; THENCE S 89°41'12" W A DISTANCE OF 1213.46 FEET; THENCE S 00°55'39" E, A DISTANCE OF 10.00 FEET; THENCE S 89°41'12" W A DISTANCE OF 109.16 FEET; THENCE N 00°55'39" W, A DISTANCE 15.00 FEET; THENCE N 89°41'12" E A DISTANCE OF 1322.62 FEET, BACK TO THE POINT OF BEGINNING, CONTAINING 0.177 ACRES.

TEMPORARY PARCEL 5687(CC)- Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 17; THENCE S 00°27'52" E, ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 17, A DISTANCE OF 55.00 FEET; THENCE S 89°40'45" W, A DISTANCE OF 150.03 FEET, TO THE POINT OF BEGINNING; THENCE S 00°27'52" E, A DISTANCE OF 5.00 FEET; THENCE S 89°40'45" W, A DISTANCE OF 1171.78 FEET; THENCE N 00°27'52" W, A DISTANCE OF 5.00 FEET; THENCE N 89°40'45" E, A DISTANCE OF 1171.78 FEET, BACK TO THE POINT OF BEGINNING, CONTAINING 0.135 ACRES;

TEMPORARY PARCEL 5687(GG)- Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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Dated this the 26th day of February, 2015.


James A. Sholl
Sheriff of Lee County, Iowa

ACCEPTANCE OF SERVICE

Due and legal service of the above and foregoing summons hereby accepted and receipt of a copy is hereby acknowledged on this the _____ day of _____, 2015, in Lee County, Iowa. Mark if refused due to a conflict.

Filed in the office of the Sheriff of Lee County, Iowa on the _____ day of _____, 2015.

James A. Sholl,
Sheriff of Lee County

Acceptance of Service

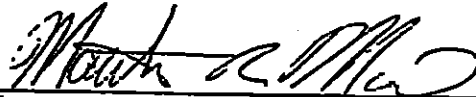
Due and legal service of foregoing Summons accepted and receipt of copy acknowledged at

DONNELSON

Iowa the 3rd day of MARCH

2015

. I further certify that I do not possess any interest in the above proceedings which would cause me to render a biased decision therein.



Signature

Filed in my office at

Montrose

Iowa this

4th day of March, 2015.



Sheriff of

Lee

County, Iowa

Refusal to Serve

I will be unable to serve for the reason that I possess an interest in the proceedings which would cause me to render a biased decision, or for the reason that

Signature

Filed in my office at

Iowa this

day of

Sheriff of

County, Iowa

Commissioner, please sign in appropriate place and return this with summons attached to sheriff as soon as possible.

RETURN OF SERVICE

Date Received: 2/26/15

Fees: 15⁰⁰

Date Served: 3/3/15

Mileage: 2.⁰⁰

Who Served: MATT MORRISON

Total: 17⁰⁰

Address Served: 814 Fruit St.

DENVER, IA


56-11
Signature of Serving Officer

BEFORE THE LEE COUNTY CONDEMNATION COMMISSION

IN THE MATTER OF THE
CONDEMNATION OF CERTAIN
LANDS IN LEE COUNTY, IOWA
RE: PROJECT NO. RC-CO56(87)-9A-56

Iowa Fertilizer Company, LLC

NOTICE AND SUMMONS TO THE COMMISSION

To: Melanie Wells, 202 Concert St., Keokuk, Iowa 52632

The Honorable Judge Mary Ann Brown, Chief Judge of this the Eighth Judicial District of the State of Iowa has upon the application of Lee County, Iowa, selected and appointed a compensation commission to assess the damages sustained by the owners, lien holders, encumbrances and other persons interested in the land from which certain rights are sought to be appropriated in these proceedings by reason of which the owners, lien holders, encumbrances or other persons interested in the land will sustain damages.

This is to notify you that you have been selected and appointed by Judge Mary Ann Brown as a member of the compensation commission by Order filed in the Office of the Lee County Sheriff. Designated as chairperson of this commission is Cynthia Orte. Alternate Chairperson is Matt Morrison.

Pursuant to your appointment as a member of the Compensation Commission, you are **HEREBY COMMANDED TO BE AND APPEAR AT THE OFFICE OF THE LEE COUNTY SHERIFF, 2530 255TH STREET, MONTROSE IOWA ON THE 9th DAY OF April, 2015 AT 9:00 a.m.** for the purposes of qualifying as a commissioner. You will thereafter proceed to view the premises and assess the damages as provided by law.

The Commission is being asked to assess damages of land. The following were entitled to notice:

TRACT I

PARCEL 5687(A) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH QUARTER CORNER OF SAID SECTION 17; THENCE S 00°45'29" E ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 17, A DISTANCE OF 55.00 FEET; THENCE S

89°51'40" W, 890.84 FEET; THENCE N 00°08'20" W, 55.00 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17; THENCE N 89°51'40" E, ALONG SAID NORTH LINE, 890.24 FEET BACK TO THE POINT OF BEGINNING, CONTAINING 0.450 ACRES MORE OR LESS, EXCLUSIVE OF PRESENT ESTABLISHED ROADWAY.
BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PARCEL 5687(B) - Iowa Fertilizer Company

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N, PAGE 2924.

PARCEL 5687(C) - Iowa Fertilizer Company

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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PARCEL 5687(G) - Iowa Fertilizer Company

PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 68 NORTH, RANGE 3 WEST OF THE FIFTH PRINCIPAL MERIDIAN, LEE COUNTY, IOWA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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BEING PART OF THE PARCEL AS DESCRIBED IN DOCUMENT NUMBER 2012N-2924.

TEMPORARY EASEMENT

TEMPORARY PARCEL 5687(AA) - Iowa Fertilizer Company

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TEMPORARY PARCEL 5687(BB) - Iowa Fertilizer Company

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Dated this the 26th day of February, 2015.


James A. Sholl
Sheriff of Lee County, Iowa

ACCEPTANCE OF SERVICE

Due and legal service of the above and foregoing summons hereby accepted and receipt of a copy is hereby acknowledged on this the 1 day of March, 2015, in Lee County, Iowa. Mark if refused due to a conflict.



Filed in the office of the Sheriff of Lee County, Iowa on the 10th day of March, 2015.


James A. Sholl,
Sheriff of Lee County

RETURN OF SERVICE

Date Received: 2.26.15

Fees: 15⁰⁰

Date Served: 3.1.15

Mileage: 1⁰⁰

Who Served: Melanie i. Kelly

Total: 16⁰⁰

Address Served: _____

202 Convent St. Knoxville, TN

Steven R. Spord SB-4
Signature of Serving Officer