

Prepared by\ Return to:  
Cyndy Howell, IA Department of Transportation, Right of Way Office, 800 Lincoln Way, Ames, IA 50010, 515-239-1534  
Address Tax Statements: City of Clinton, Iowa, 611 South 3<sup>rd</sup> St., PO Box 2958, Clinton, IA 52732

# State of Iowa

## OFFICE OF THE SECRETARY OF STATE

### STATE LAND OFFICE

Patent No. 6078

The **STATE OF IOWA**, subject to conditions listed in this patent, hereby conveys to **City of Clinton, Iowa**, real estate in **Clinton County, Iowa**, and more particularly described as follows:

A parcel of land within Lot 14 in Block 5 in Chancy Park within the City of Clinton, Clinton County, Iowa, said parcel being shown on Acquisition Plat Exhibit "A" (Sheet 1 of 1) attached hereto and by reference made a part hereof, more particularly described as follows:

Beginning at the southerly most corner of said Lot 14; thence North 32°45'38" West along the southwesterly line of said Lot 14 a distance of 72.39 feet to the presently established southeasterly right-of-way line of Camanche Ave; thence North 63°17'16" East along said presently established southeasterly right-of-way line 47.26 feet to the southwesterly line of the northeasterly 3.00 feet of said Lot 14; thence South 32°45'38" East along said southwesterly line 67.41 feet to the northwesterly right-of-way line of Alley; thence South 57°14'22" West along said northwesterly line 47.00 feet to the Point of Beginning, containing 3,285 square feet, more or less.

**Basis of Bearing:** The southwesterly line of Lot 14 in Block 5 in Chancy Park is assumed to bear North 32°45'38" West.

Direct access between the above described parcel of land and U.S. 30/Camanche Avenue will be prohibited.

This conveyance is subject to all easements of record.

These provisions run with the land and are binding upon buyers, their heirs, successors, and assigns.

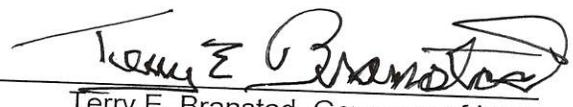
This transfer is exempt from transfer tax. Iowa Code Section 428A.2(6).

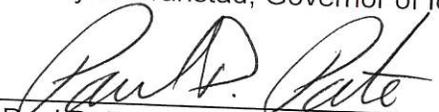
Declaration of Value Filing is not required, as the State of Iowa is the Grantor and exempt from such filing by Section 428A.1 of the Code of Iowa.

**CONDITIONS:** Authority and consideration for issuance of this patent are stated in the certificate of the **Right of Way Director of the Iowa Department of Transportation** filed with the State Land Office as provided in *Iowa Code* Section 9G.6. This conveyance is subject to the conditions imposed by *Iowa Code* Sections 306.22, 306.23, 306.24, and 306.25, including the right of a utility association, company or corporation to continue in possession of a right of way in use at the time of the sale.



I, **Terry E. Branstad**, Governor of the State of Iowa, have caused this instrument to be issued and the Great Seal of the State of Iowa to be affixed to it at Des Moines, on this 28<sup>th</sup> day of March, 2016.

  
Terry E. Branstad, Governor of Iowa

  
Paul D. Pate, Iowa Secretary of State

I hereby certify that the foregoing Patent is recorded in Vol. 27 Page 127 in the State Land Office.

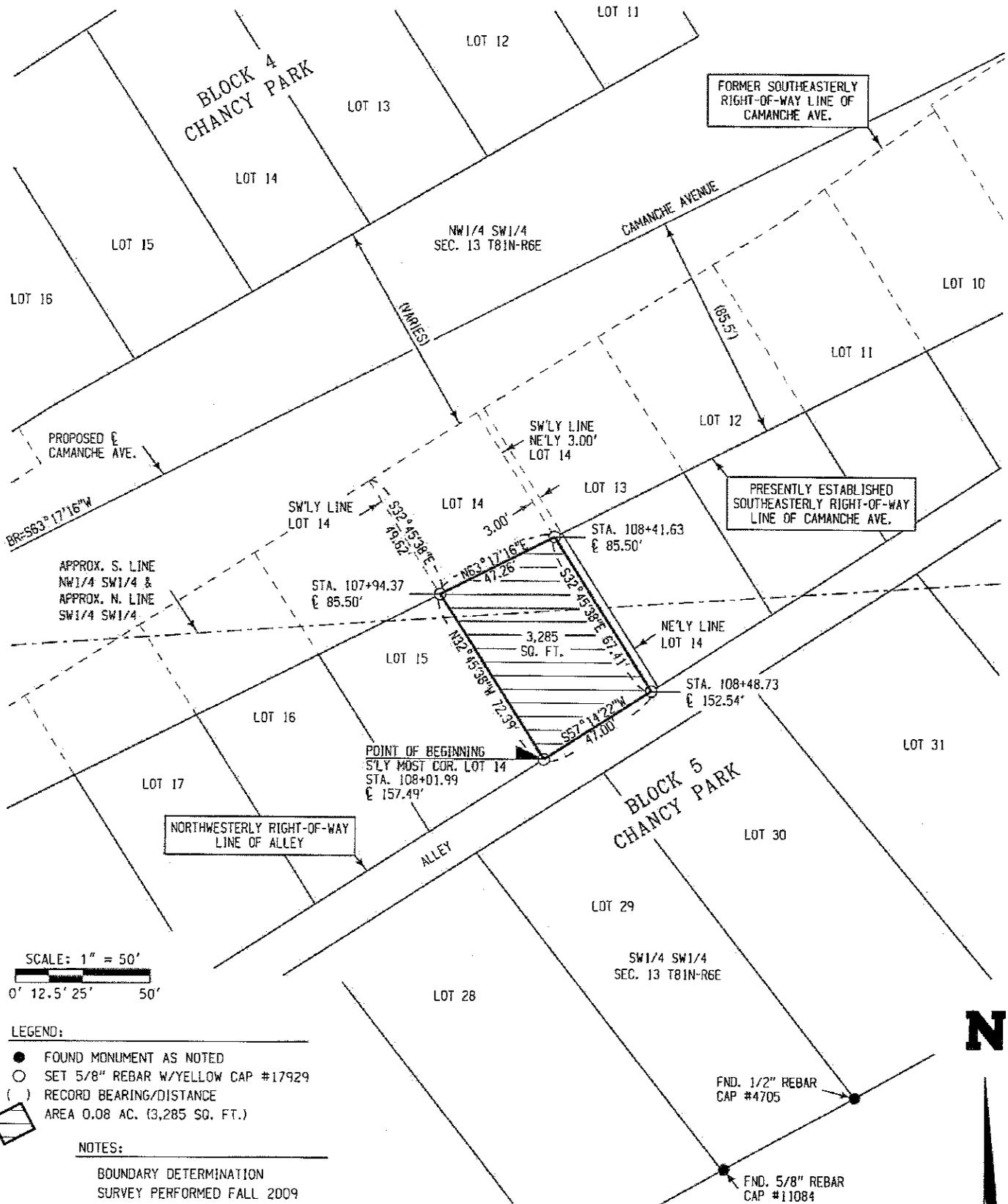
  
Paul D. Pate, Iowa Secretary of State

Iowa Department of Transportation

ACQUISITION PLAT  
EXCESS RIGHT-OF-WAY  
EXHIBIT "A" 1 OF 1

COUNTY CLINTON STATE CONTROL NO. \_\_\_\_\_  
 PROJECT NO. NHSX-30-9(123)--3H-23 PARCEL NO. 269  
 SECTION 13 TOWNSHIP 81N RANGE 6E  
 ROW-FEE \_\_\_\_\_ SQ FT EASE \_\_\_\_\_ AC EXCESS-FEE 3,285 SQ FT  
 ACCESS RIGHTS \_\_\_\_\_  
 ACQUIRED FROM MARTY D. POWELL

CITY OF CLINTON

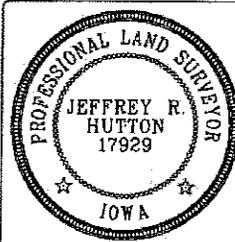


SCALE: 1" = 50'  
 0' 12.5' 25' 50'

- LEGEND:
- FOUND MONUMENT AS NOTED
  - SET 5/8" REBAR W/YELLOW CAP #17929
  - ( ) RECORD BEARING/DISTANCE
  - AREA 0.08 AC. (3,285 SQ. FT.)

NOTES:  
 BOUNDARY DETERMINATION  
 SURVEY PERFORMED FALL 2009

PROPERTY ACQUIRED BY WARRANTY  
 DEED 10/28/10 FOR PROJECT  
 NHSX-30-9(123)--3H-23  
 2549 CAMANCHE AVENUE, CLINTON, IA



I hereby certify 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 Professional Land Surveyor under the laws of the State of Iowa.

*Jeffrey R. Hutton* 8/18/15  
 JEFFREY R. HUTTON LICENSE NO. 17929 DATE

My license is subject to renewal on December 31, 2015.  
 This certification applies only to the page upon which it appears.



Rev. 12720



8 0 1 6 9 5 9  
Tx:4013009

2010-08878  
STEVE MANGAN  
CLINTON COUNTY RECORDER  
CLINTON, IA  
RECORDED ON  
11/15/2010 10:02:53 AM  
REC FEE: 24.00  
REV STAMP FEE: 127.20



Prepared by: Treva T. Petersen, Office of Right of Way, IDOT, 800 Lincoln Way, Ames, IA 50010, 515-239-1269  
Return to: Treva T. Petersen, Office of Right of Way, IDOT, 800 Lincoln Way, Ames, IA 50010, 515-239-1269  
Address Tax  
Statements: Property Management Supervisor, Office of Right of Way, IDOT, 800 Lincoln Way, Ames, IA 50010-6993

### WARRANTY DEED

For the consideration of EIGHTY THOUSAND AND NO/100----(\$80,000.00)----DOLLARS and other valuable consideration in hand paid by Iowa Department of Transportation, **MARTY D. POWELL**, a single person, does hereby convey to the **STATE OF IOWA** the following described real estate in Clinton County, Iowa:

THE FEE SIMPLE TITLE GRANTED IS TO LAND DESCRIBED AS FOLLOWS:

Lot Thirty-seven (37) in the Addition of Block Five (5) in Chancy Park in the City of Clinton, Iowa; and Lot Fourteen (14) in Block Five (5) in Chancy Park in the City of Clinton, Iowa; excepting that part of said Lot Fourteen (14) included in the following: Part of Lots Thirteen (13), Fourteen (14) and Fifteen (15), Block Five (5), Chancy Park, described as: Commencing at the Northeast Corner of Lot Thirteen (13); thence South on the Easterly line of Lot Thirteen (13) a distance of five and eighty-one-hundredths (5.81) feet; thence West to a point on the West line of Lot Fifteen (15) a distance of four and fifty-seven-hundredths (4.57) feet South of the Northwest Corner thereof; thence North on the westerly line of Lot Fifteen (15) a distance of four and fifty-seven-hundredths (4.57) feet to the Northwest Corner of Lot Fifteen (15); thence East on the northerly line of Lots Thirteen (13), Fourteen (14) and Fifteen (15) to the point of beginning; and excepting the East three (3) feet of said Lot Fourteen (14).

Locally known as 2549 Camanche Avenue, Clinton, Iowa.

This deed is given in fulfillment of a certain Purchase Agreement dated July 26, 2010, and recorded in the Clinton County Recorder's Office on August 9, 2010, as Instrument No. 2010-05709, except for those terms that survive the execution of this document.

This land is being acquired for public purposes through eminent domain and a Declaration of Value is not required. Iowa Code Sec. 428A.1

Clinton County Project No. NHSX-30-9(123)--3H-23  
Marty D. Powell (Parcel No. 269)

Recorded in the STATE LAND OFFICE	
Vol. <u>27</u>	Page(s) <u>721</u>
Patent No. <u>6078</u>	
Date <u>3-25-16</u>	

Grantors do hereby covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is free and clear of all liens and encumbrances except as may be above stated; and grantors covenant to warrant and defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

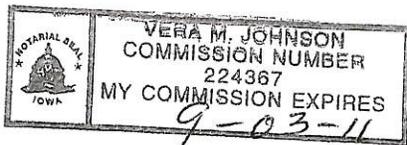
Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated 10-28, 2010.

Marty D. Powell  
Marty D. Powell (Sign in Ink as Name is Typed)  
Marty D. Powell 10-29-10

STATE OF IOWA, COUNTY OF CLINTON, ss:

This instrument was acknowledged before me on Oct 29, 2010, by Marty D. Powell.



Vera M. Johnson (Sign in Ink)  
Notary Public.

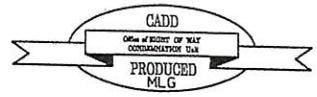
(AFFIX NOTARIAL SEAL ABOVE ▲)

Clinton County Project No. NHSX-30-9(123)-3H-23  
Marty D. Powell (Parcel No. 269)

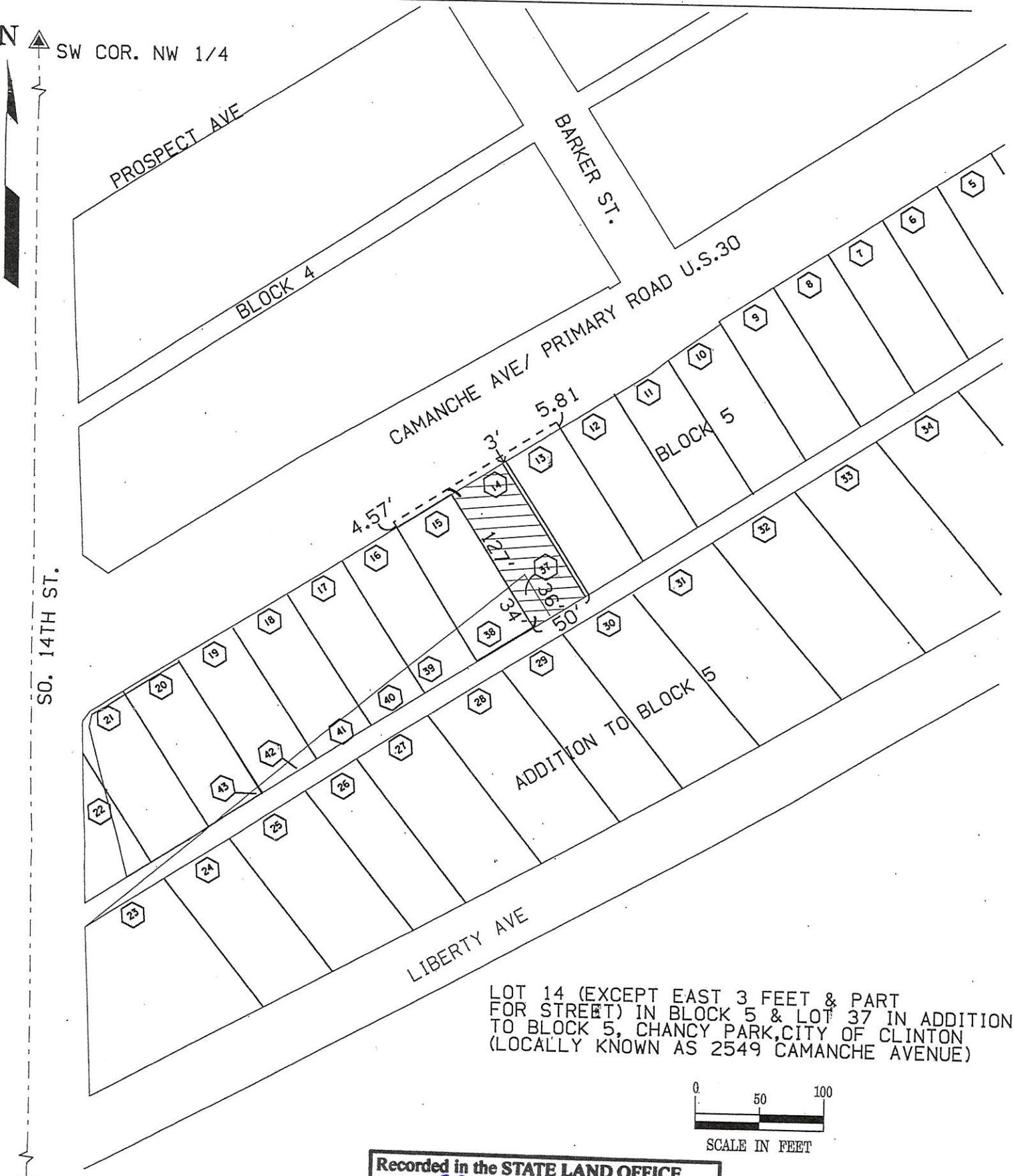
Recorded in the STATE LAND OFFICE	
Vol. <u>27</u>	Page(s) <u>722</u>
Patent No. <u>6078</u>	
Date <u>3-25-14</u>	

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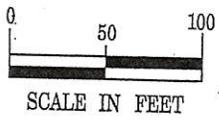
IOWA DEPARTMENT OF TRANSPORTATION  
GRAPHIC EXHIBIT "A"



COUNTY CLINTON STATE CONTROL NO. \_\_\_\_\_  
 PROJECT NO. NHSX-30-9(123)-3H-23 PARCEL NO. 269  
 SECTION 13 TOWNSHIP 81 RANGE 6E  
 ROW-FEE TOTAL AC, EASE \_\_\_\_\_ AC, BORROW \_\_\_\_\_ AC, EXCESS-FEE \_\_\_\_\_ AC  
 ACQUIRED ACCESS RIGHTS FROM STA. \_\_\_\_\_ TO STA. \_\_\_\_\_ MAIN LINE \_\_\_\_\_ SIDE  
 ACQUIRED ACCESS RIGHTS FROM STA. \_\_\_\_\_ TO STA. \_\_\_\_\_ SIDE ROAD \_\_\_\_\_ SIDE  
 ACQUIRED FROM MARTY D. POWELL



LOT 14 (EXCEPT EAST 3 FEET & PART FOR STREET) IN BLOCK 5 & LOT 37 IN ADDITION TO BLOCK 5, CHANCY PARK, CITY OF CLINTON (LOCALLY KNOWN AS 2549 CAMANCHE AVENUE)



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 Patent No. 6078  
 Date 3-25-14

SW COR. SEC. 13