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Document 2015 442 Type 06 008 Pages 8
Date 2/23/2015 Time 11:28:05AM
Rec Amt \$42.00

DEBORAH L PEYTON, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

Prepared by: Douglas D. Herman, 202 S. Cedar Street, Monticello, IA 52310 Ph. 319.480.6798

Return Document to: Douglas D. Herman, 201 S. Cedar Street, Monticello, IA 52310

EW (X)

**Articles of Association
of
The Cedars Association**

An Iowa Non-Profit Association Pursuant to Chapter 501B, Iowa Code

Comes Now, the owners of property, but for those specifically excepted below, located in The Cedars Subdivision, said subdivision being created by Plat dated November 29, 1960, filed of record on February 28, 1961 in Book 2, Plats, Pages 91-92, records of the Delaware County Recorder, owners of Lot 1 and Lot 2 Petlon's River Subdivision, said subdivision being created by Plat dated March 20, 1989, filed of record on May 2, 1989 in Book 6, page 43, records of the Delaware County Recorder, and owners of property located in The Cedars Second Subdivision, being created by Plat dated September 17, 1999, filed of record on October 22, 1999 in Book 1999, page 3702, records of the Delaware County Recorder, and do hereby consent to the creation of "The Cedars Association", and do hereby acknowledge their consent and understanding that the property in which they have an ownership interest shall from this date forward be subject to the Articles of Association, and other rules and regulations of "The Cedars Association", as now enacted and as may be amended from time-to-time. These Articles of Association, Association Membership, and rules and regulations established by The Cedars Association shall run with the land.

The following properties are excepted from the application of these Articles of Association:

Lot 30 of The Cedars Subdivision

-and-

Lots Thirty Three (33) and Thirty Four (34) of The Cedars Subdivision in the West Half of S.E. ¼, Section 14-T88N-R5W of 5 P.M., Delaware County, Iowa, according to Consent of Owners & Plat recorded in Book 2 Plats, Pages 91-92, except that part of said Lot Thirty Four (34) included in Parcel A & Parcel B, Part of Lot 34 & Lot 37 of The Cedars Subdivision in the W ½ of the SE ¼ of Section 14, T88N, R5W of the Fifth P.M., Delaware County, Iowa, according to Plat recorded in Book 8 Plats, Page 103.

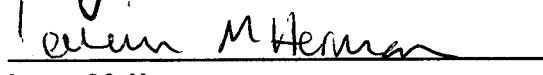
In further support and explanation hereof the undersigned do hereby acknowledge the following:

1. That the owners of property in The Cedars Subdivision, the owners of Lot 1 and Lot 2 of Petlon's Subdivision, and the owners of property in The Cedars Second Subdivision have for many years been subject to the management and oversight of an informal Board of Directors, whose responsibilities included the oversight and maintenance of certain "common" areas.
2. That said property owners and their predecessors have voluntarily paid dues to said Board to cover joint or common expenses.
3. That the property owners desire to formally recognize the existence of "The Cedars Association" as permitted under Chapter 501B of the Iowa Code, The Revised Uniform Unincorporated Nonprofit Association Act, so that title to certain commonly used areas can be held in the name of the Association as opposed to individuals (501B.6(1)), so that the rules and regulations of the Association may be enforceable against Association members, and so that the Association may, in general terms, oversee, guide, and manage the Association in all legally permissible ways in the best interest of the common goals and interests of the Association and its' members.
4. That the Association shall exist as a legal entity, separate and distinct from its members and managers. (501B.5(1))
5. That the Association shall be of perpetual duration. (501B.5(2))
6. That the Association shall have the same powers as individuals to do all things necessary or convenient to carry on its purposes. (501B.5(3))
7. That the Association may engage in profit-making activities so long as the any profits are used or set aside for the Association's nonprofit purposes. (501B.5(4))
8. That the office of the Cedars Association shall be at the address designated by the Cedars Association Board, same subject to change by the Board from time to time.
9. That The Cedars Association shall operate under Rules and Regulations to be approved by the membership as may be amended from time-to-time.
10. That any and all property in which The Cedars Association may now or hereafter hold an ownership interest shall be automatically subject to the terms and provisions of these Articles of Association.

Therefore, in furtherance of the above objectives, the undersigned do hereby agree to the creation and existence of The Cedars Association and to the approval of these Articles of Association.

Subscribed and sworn to this 26th day of January, 2015.


Douglas D. Herman


Leann M. Herman

Subscribed and sworn to this 11 day of January, 2015.


Kermith K. Knutson


Pamela S. Knutson

Subscribed and sworn to this 11 day of January, 2015.


Kevin J. Harbach

~~Subscribed and sworn to this _____ day of _____, 2015.~~

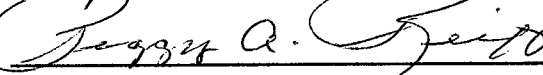
~~Bruce Lee LaHue~~

Subscribed and sworn to this 11 day of January, 2015.

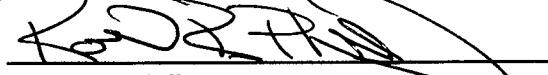

Gary R. Burns

Subscribed and sworn to this 11 day of January, 2015.


Joseph C. Reiff

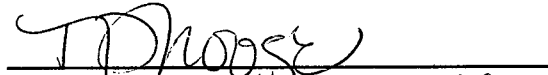

Peggy A. Reiff

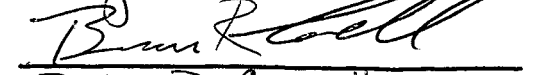
Subscribed and sworn to this 11th day of January, 2015.


Robert R. Phillips

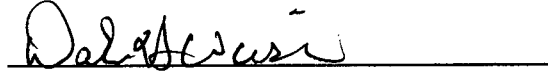

Joyce A. Phillips

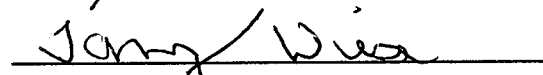
Subscribed and sworn to this 11 day of January, 2015.


Teri J. Dhooge, a/k/a Theresa J. Connell
a/k/a Theresa J. Dhooge


Brian R. Connell

Subscribed and sworn to this 16th day of January, 2015.


Dale H. Wiese


Tammy L. Wiese

Subscribed and sworn to this 11th day of January, 2015.

Jason Vorwald
Jason Vorwald

Subscribed and sworn to this 2nd day of FEB., 2015.

Louis W. Schmitz
Louis W. Schmitz,
Trustee of Louis W. Schmitz Revocable Trust

Theresa A. Schmitz
Theresa A. Schmitz,
Trustee of Theresa A. Schmitz Revocable Trust

Subscribed and sworn to this 11 day of January, 2015.

Daniel Staebell
Daniel Staebell

Vicky Staebell
Vicky Staebell

Subscribed and sworn to this 11th day of January, 2015.

Jenifer L. Neipert, a/k/a Jenifer L. Novak
Jenifer L. Neipert, a/k/a Jenifer L. Novak

Stephen A. Novak

Subscribed and sworn to this 11 day of JANUARY, 2015.

J. Stuart Redden
J. Stuart Redden

Patricia A. Redden
Patricia A. Redden

Subscribed and sworn to this 11 day of January, 2015.

David L. Sands
David L. Sands

Subscribed and sworn to this 11 day of January, 2015.

Dean W. Walz
Dean W. Walz

Subscribed and sworn to this 11 day of Jan., 2015.

Kelly D. Salow
Kelly D. Salow

Mary E. Salow
Mary E. Salow

Subscribed and sworn to this 11th day of January, 2015.

James H. Willey
James H. Willey

Becky Ann Willey
Becky A. Willey

Subscribed and sworn to this 11th day of January, 2015.

Joel Richard Eckman
Joel Richard Eckman

Judith Osborn Eckman
Judith Osborn Eckman

Subscribed and sworn to this 23 day of Jan., 2015.

Roger C. Schnittjer
Roger C. Schnittjer

Marilyn L. Schnittjer
Marilyn L. Schnittjer

Subscribed and sworn to this 24th day of January, 2015.

Shane P. Chesmore
Shane P. Chesmore

Subscribed and sworn to this 24 day of January, 2015.

Michael J. Peitz
Michael J. Peitz

Linda S. Peitz
Linda S. Peitz

Subscribed and sworn to this 16th day of Jan., 2015.

Michael R. Reutzel
Michael R. Reutzel

Diane M. Reutzel
Diane M. Reutzel

Subscribed and sworn to this 11 day of January, 2015.

Michael J. Jones
Michael J. Jones

Sharon L. Jones
Sharon L. Jones

Subscribed and sworn to this 20th day of January, 2015.

Lawrence F. Whiting
Lawrence F. Whiting

Joyce A. Whiting
Joyce A. Whiting

Subscribed and sworn to this 11 day of JANUARY, 2015.

Stephen L. Belland
Stephen L. Belland

Cristie A. Belland
Cristie A. Belland

Subscribed and sworn to this 11 day of January, 2015.

Ryan A. Kuhns
Ryan A. Kuhns

Kristin K. Kuhns
Kristin K. Kuhns

Subscribed and sworn to this 11 day of JANUARY, 2015.

Craig J. Witry
Craig J. Witry

Sheree D. Witry
Sheree D. Witry

State of Iowa)
)§
County of Jones)

On this 26th day of January, 2015, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared the following persons, Douglas D. Herman and Leann M. Herman, husband and wife, known to me to be the identical persons named herein, who swore and affirmed that they executed the above and foregoing as an expression of their voluntary act and deed.

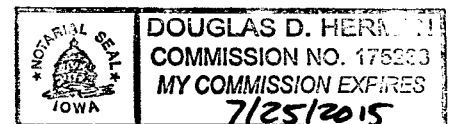
Cheryl M. Clark
Notary Public, State of Iowa
My Comm. Expires: 7-20-16



State of Iowa)
)§
County of Delaware)

On this 11th day of January, 2015, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared the following persons: Kermith K. Knutson and Pamela S. Knutson, husband and wife; Kevin J. Harbach; Gary R. Burns; Joseph C. Reiff and Peggy A. Reiff, husband and wife; Robert R. Phillips and Joyce A. Phillips, husband and wife; Teri J. Dhooge a/k/a Theresa J. Dhooge a/k/a Theresa J. Connell and Brian R. Connell, wife and husband; Michael J. Peitz and Linda S. Peitz, husband and wife; Michael J. Jones and Sharon L. Jones, husband and wife; Stephan L. Belland and Cristie A. Belland, husband and wife; Ryan A. Kuhns and Kristin K. Kuhns, husband and wife; Craig J. Witry and Sheree D. Witry, husband and wife; Jason Vorwald; Daniel Staebell and Vicky Staebell, husband and wife; Jenifer L. Neipert a/k/a Jenifer L. Novak and Stephen A. Novak, husband and wife; David Sands; Dean W. Walz; Kelly D. Salow and Mary E. Salow, husband and wife; James H. Willey and Becky A. Willey, husband and wife; and Joel Richard Eckman and Judith Osborn Eckman, husband and wife; known to me to be the identical persons named herein, who swore and affirmed that they executed the above and foregoing Articles of Association as an expression of their voluntary act and deed.

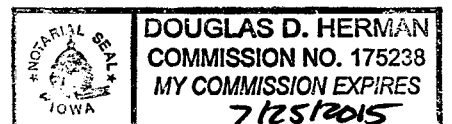
Douglas D. Herman
Notary Public, State of Iowa
My Comm. Expires: 07/25/2015



State of Iowa)
)§
County of Jones)

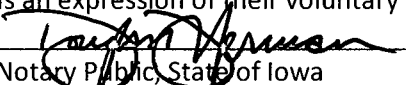
On this 16th day of January, 2015, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared the following persons, Dale H. Wiese and Tammy L. Wiese, husband and wife; and Michael R. Reutzel and Diane M. Reutzel, husband and wife, known to me to be the identical persons named herein, who swore and affirmed that they executed the above and foregoing as an expression of their voluntary act and deed.

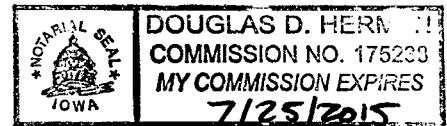
Douglas D. Herman
Notary Public, State of Iowa
My Comm. Expires: 07/25/2015



State of Iowa)
)§
County of Delaware)

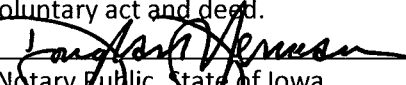
On this 18th day of January, 2015, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared the following persons, J. Stuart Redden and Patricia A. Redden, husband and wife, known to me to be the identical persons named herein, who swore and affirmed that they executed the above and foregoing as an expression of their voluntary act and deed.

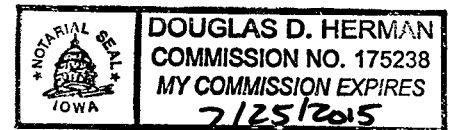

Notary Public, State of Iowa
My Comm. Expires: 07/25/2015



State of Iowa)
)§
County of Jones)

On this 20th day of January, 2015, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared Lawrence F. Whiting and Joyce A. Whiting, husband and wife, known to me to be the identical persons named herein, who swore and affirmed that they executed the above and foregoing as an expression of their voluntary act and deed.

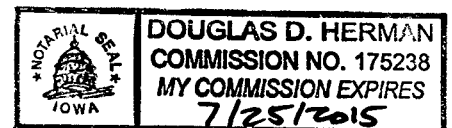

Notary Public, State of Iowa
My Comm. Expires: 07/25/2015



State of Iowa)
)§
County of Jones)

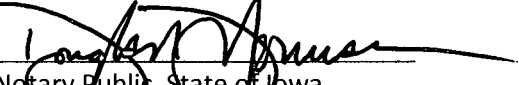
On this 23rd day of January, 2015, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared Roger C. Schnittjer and Marilyn L. Schnittjer, husband and wife, known to me to be the identical persons named herein, who swore and affirmed that they executed the above and foregoing as an expression of their voluntary act and deed.

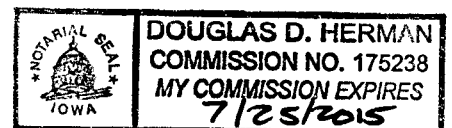

Notary Public, State of Iowa
My Comm. Expires: 07/25/2015



State of Iowa)
)§
County of Jones)

On this 24th day of January, 2015, before me, the undersigned, Notary Public, in and for the State of Iowa, personally appeared Shane P. Chesmore, known to me to be the identical person named herein, who swore and affirmed that he executed the above and foregoing as an expression of his voluntary act and deed.


Notary Public, State of Iowa
My Comm. Expires: 07/25/2015



State of Florida)
)§
County of LEE)

On this 2nd day of February, 2015, before me, the undersigned, Notary Public, in and for the State of Florida, personally appeared, Louis W. Schmitz, personally, and in his capacity as Trustee of the Louis W. Schmitz Revocable Trust, and Theresa A. Schmitz, personally, and in her capacity as Trustee of the Theresa A. Schmitz Revocable Trust, known to me to be the identical persons named herein / who identified themselves with a valid Iowa Driver's License, who swore and affirmed that they executed the above and foregoing as an expression of their voluntary act and deed, both personally and as Trustees of the Louis W. Schmitz Revocable Trust and Theresa A. Schmitz Revocable Trust.

Cheryl Groll
Notary Public, State of Florida
My Comm. Expires: 9/6/16

