

Recorded: 10/19/2023 at 8:13:02.0 AM
County Recording Fee: \$52.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$55.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 2606

**QUIT CLAIM DEED
Recorder's Cover Sheet**

Preparer Information: David L. Ginger
Belin McCormick, P.C.
666 Walnut Street, Suite 2000
Des Moines, Iowa 50309-3989
Phone: 515-243-7100

Taxpayer Information: Manchester Methodist Church
413 East Butler Street
Manchester, Iowa 52057

Return Document To: Preparer

Grantor: Manchester United Methodist Church
f/k/a The Manchester United Methodist Church
f/k/a Manchester Methodist Church, Manchester, Delaware
County, Iowa
f/k/a Manchester Methodist Church
f/k/a The United Methodist Church of Manchester
f/k/a United Methodist Church

Grantee: Manchester Methodist Church

Legal Description: See Exhibit A

Document or instrument number of previously recorded documents: N/A

NOTE: this cover page is prepared in compliance with Iowa Code section 331.606b. This cover page is provided for information purposes only.

QUIT CLAIM DEED

For the consideration of One Dollar (\$1.00) and other valuable consideration, Manchester United Methodist Church, f/k/a The Manchester United Methodist Church, f/k/a Manchester Methodist Church, Manchester, Delaware County, Iowa, f/k/a Manchester Methodist Church, f/k/a The United Methodist Church of Manchester, f/k/a United Methodist Church, does hereby quit claim to Manchester Methodist Church, an Iowa nonprofit corporation, all of its right, title, interest, estate, claim and demand in the following described real estate in Delaware County, Iowa:

See Exhibit A.

There is no transfer tax, groundwater hazard statement or declaration of value required because the consideration is less than \$500.00. Iowa Code Section 428A.2(21).

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 this 24th day of September, 2023.

[Signature Page Follows]

Signature Page - Quit Claim Deed – Manchester United Methodist Church f/k/a The Manchester United Methodist Church f/k/a Manchester Methodist Church, Manchester, Delaware County, Iowa f/k/a Manchester Methodist Church f/k/a The United Methodist Church of Manchester f/k/a United Methodist Church

Manchester United Methodist Church
f/k/a The Manchester United Methodist Church f/k/a
Manchester Methodist Church, Manchester,
Delaware County, Iowa
f/k/a Manchester Methodist Church
f/k/a The United Methodist Church of Manchester
f/k/a United Methodist Church

By: Charles Dighton

Name: Charles Dighton

Title: Trustee

STATE OF Iowa)
COUNTY OF Delaware) SS:

This instrument was acknowledged before me on the 24 day of September, 2023
by Charles Dighton as Trustee
of Manchester United Methodist Church f/k/a The Manchester United Methodist Church f/k/a
Manchester Methodist Church, Manchester, Delaware County, Iowa f/k/a Manchester Methodist
Church f/k/a The United Methodist Church of Manchester f/k/a United Methodist Church.



Jill Kunde
Notary Public in and for said State

Exhibit A
Legal Description

Lot 48, Lot 49, The East 44 Feet Of The N 1/2 Of Lot 47, And The S 1/2 Of Lot 47 Except The West 8 Feet, City Of Manchester, Delaware County, Iowa, according to plat recorded in Book 1999, Page 4212

AND

Lots Five Hundred Fifty Six (556) and Five Hundred Fifty Seven (557), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284

AND

The East sixty six (66.0) feet of the West one hundred forty one (141.0) feet of the South one-half (S 1/2) of Lot Fourteen (14) of Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 4 L.D., Pages 484-485

AND

That part of Lot Sixty Eight (68), Manchester, Iowa, according to plat recorded in Book I L.D. Page 284, described as commencing at the Northeast corner of said Lot Sixty Eight (68), and running thence West fifty one (51.0) feet, thence South thirty seven (37.0) feet, thence East fifty one (51.0) feet, thence North thirty seven (37.0) feet to the point of beginning

AND

Lot Sixty Nine (69), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284

AND

Lot Sixty Eight (68), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284, except that part described as follows: Commencing at the Northeast corner of said Lot, running thence West fifty one (51) feet, thence South thirty seven (37) feet, thence East fifty one (51) feet, thence North thirty seven (37) feet to the place of beginning.

**AFFIDAVIT PURSUANT TO PAR. 2553 OF
THE BOOK OF DISCIPLINE OF THE UNITED METHODIST CHURCH, 2016
(as amended in 2019)**

STATE OF IOWA, COUNTY OF POLK, SS:

The undersigned, being duly sworn, deposes and states:

I, Katie Z. Dawson, of Des Moines, Iowa, am an ordained Elder in The United Methodist Church and the Assistant for Administration to the Resident Bishop of the Iowa Annual Conference of The United Methodist Church ("Conference"). I have personal knowledge of the facts stated herein.

Pursuant to Par. 2553 of The Book of Discipline of The United Methodist Church, 2016 (as amended in 2019) (hereinafter "The Discipline"), and concerning the following described real property situated in Delaware County, Iowa:

Lot 48, Lot 49, The East 44 Feet Of The N 1/2 Of Lot 47, And The S 1/2 Of Lot 47 Except The West 8 Feet, City Of Manchester, Delaware County, Iowa, according to plat recorded in Book 1999, Page 4212.

Lots Five Hundred Fifty Six (556) and Five Hundred Fifty Seven (557), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284.

The East sixty six (66.0) feet of the West one hundred forty one (141.0) feet of the South one-half (S1/2) of Lot Fourteen (14) of Iowa Land Company's Addition to Manchester, Iowa, according to plat recorded in Book 4 L.D., Pages 484-485.

That part of Lot Sixty Eight (68), Manchester, Iowa, according to plat recorded in Book I L.D. Page 284, described as commencing at the Northeast corner of said Lot Sixty Eight (68), and running thence West fifty one (51.0) feet, thence South thirty seven (37.0) feet, thence East fifty one (51.0) feet, thence North thirty seven (37.0) feet to the point of beginning.

Lot Sixty Nine (69), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284.

Lot Sixty Eight (68), Manchester, Iowa, according to plat recorded in Book I L.D., Page 284, except that part described as follows: Commencing at the Northeast corner of said Lot, running thence West fifty one (51) feet, thence South thirty seven (37) feet, thence East fifty one (51) feet, thence North thirty seven (37) feet to the place of beginning.

I do hereby state and confirm:

(a) The United Methodist Church is organized as a connectional structure. Title to all properties held by a local church is taken in the name of the local church trustees or charge trustees or in the name of a corporation organized for the purpose or otherwise. Title is held, however, in trust for The United Methodist Church and subject to the provisions of The Discipline of The United Methodist Church ("Trust Clause"). The Discipline ¶ 2501;

(b) The above described real property is titled to Manchester United Methodist Church a/k/a The Manchester United Methodist Church a/k/a Manchester Methodist Church, Manchester, Delaware County, Iowa, a/k/a Manchester Methodist Church a/k/a The United Methodist Church of Manchester a/k/a United Methodist Church ("Manchester UMC"), subject to the Trust Clause;

(c) Pursuant to Paragraph 2553 of The Discipline, and as agreed under the terms of that certain Disaffiliation Agreement between Manchester UMC and the Conference, which was ratified by the Conference at a special meeting on May 23, 2023, Manchester UMC is released from any obligation under the Trust Clause with regard to the above described real property, and transfer of the above described real property to Manchester Methodist Church is with the consent of the Conference on behalf The United Methodist Church.


Rev. Katie Z. Dawson

Subscribed and sworn to before me by Rev. Katie Z. Dawson on the 24 day of July, 2023.


Notary Public – State of Iowa

