

Recorded: 11/20/2024 at 3:23:39.0 PM  
County Recording Fee: \$12.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$15.00  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2024 PG: 2937

Preparer: James T. Peters, P.O. Box 774, Independence, IA 50644 (319)334-9992

**AGREEMENT / DEED FOR COMBINATION OF ADJOINING LOTS  
(Manchester City Code 170.36)**

The undersigned state and agree as follows:

This Agreement is entered into pursuant to Manchester City Code section 170.36 for the purpose of joining single adjacent parcels or lots which are under common ownership for treatment as a single parcel or lot for application of land use ordinances.

**Andy Chase and Cynthia Jacobson** (hereinafter referred to as “land owner”) are the sole owners of the following described separate parcels-lots located within the City of Manchester, Iowa:

- **Parcel ID# 630204001400:** Lot Six (6) of Northtown Estate Subdivision of Part of the North One-half (N ½) of the Southeast Quarter (SE ¼) of Section Twenty (20), Township Eighty-nine (T89N) North, Range Five West (R5W) of the 5<sup>th</sup> P.M., Delaware County, Iowa, subject to covenants, conditions, restrictions and easements of record. (AKA 100 Crescent Drive)
- **Parcel ID# 630204001500:** Lot Seven (7) of Northtown Estate Subdivision of Part of the North One-half (N ½) of the Southeast Quarter (SE ¼) of Section Twenty (20), Township Eighty-nine (T89N) North, Range Five West (R5W) of the 5<sup>th</sup> P.M., Delaware County, Iowa, subject to covenants, conditions, restrictions and easements of record. (AKA 104 Crescent Drive)

The above-described properties are separate adjacent lots or parcels.

Landowner submitted an application to the City Council for the City of Manchester Iowa for combination of lots pursuant to City Code section 170.36. The City Council for the City of Manchester, Iowa following in public hearing approved the Application as submitted by landowner.

Landowner and City of Manchester, Iowa confirm that the above-described property shall be held in common ownership unless subsequently subdivided or otherwise approved by the City of Manchester, Iowa in accordance with the requirements of law.

The terms and conditions set forth in this agreement as recorded shall be binding upon the heirs and assigns and transferees of "landowner".

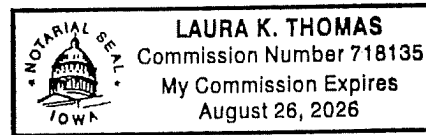
Andy Chase  
Andy Chase, Landowner

Cynthia Jacobson  
Cynthia Jacobson, Landowner

STATE OF IOWA, COUNTY OF DELAWARE, SS:

On this 19<sup>th</sup> day of November, 2024, before me, the undersigned, a Notary Public in and for said State, personally appeared **Andy Chase** and **Cynthia Jacobson**, to me known to be the persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Laura K. Thomas  
Notary Public in and for the State of Iowa



CITY OF MANCHESTER, IOWA

BY: Connie Behnken  
Connie Behnken, Mayor

BY: Erin Remp  
Erin Remp, City Clerk  
Learn



STATE OF IOWA, COUNTY OF DELAWARE:

On this 11/20, 2024, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Connie Behnken and Erin ~~Remp~~ Learn, to me personally known, did say that they are the Mayor and City Clerk, respectively, of the City of Manchester, Iowa; a municipal corporation; that the seal affixed to the foregoing instrument is the corporate seal of the corporation, and that the instrument was signed and sealed on behalf of the corporation, by authority of its City Council, as contained in Resolution No. 116-2024 passed by Resolution of the City Council under Roll Call No. 5.2 of the City Council on the 12<sup>th</sup> day of November, 2024, and Connie Behnken and Erin ~~Remp~~ Learn acknowledged the execution of the instrument to be their voluntary act and deed and the voluntary act and deed of the corporation, by it voluntarily executed.

Laura K. Thomas  
Notary Public in and for said State of Iowa

