

Index Legend

LINKS GLEN PLACE
PART OF THE NE1/4
SECTION 35, T89N, R2E
CITY OF DUBUQUE
DUBUQUE COUNTY, IOWA

Doc ID: 011339680034 Type: GEN
Kind: SUBDIVISION PLAT
Recorded: 04/02/2025 at 11:32:27 AM
Fee Amt: \$172.00 Page 1 of 34
Dubuque County Iowa
Karol Kennedy Recorder

File 2025-00003213

FOR RECORDER USE

NORTH

GRAPHIC SCALE

100

200

1" = 100'

DRAWING MAY HAVE BEEN REDUCED

NW CORNER OF LOT 1-2,
ESTHER McGUIRE PLACE

PART OF SUBD. OF LOT 64,
SIMPSON'S ADDITION AND
LOT 2 OF MIN. LOT 144

N87°53'23"E
652.20' (652.43')

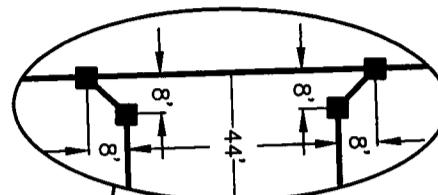
S00°03'04"W
46.89'(46.66')

N52°00'15"E
201.58'

S26°27'27.0" W
135.74'

D U B U Q U E &
G O L F C O U N T R Y
C L U B

LOT 1 OF ESTHER
McGUIRE
PLACE



DETAIL

SCALE: 1"=40'

LOT 2
0.837 ACRES

CL LINKS
GLEN DRIVE

EASEMENT FOR STREET
AND UTILITY PURPOSES
FILE NO. 2007-11835

EXISTING 44' WIDE
EASEMENT FOR
STREET AND UTILITY PURPOSES
FILE NO. 2007-11835

S06°21'12"W
270.30' (270.80')
S21°49'35"W
142.90'(142.75')
S07°44'38"W
146.39'(146.45')

D U B U Q U E
C O U N T R Y
G O L F C L U B

DATE OF SURVEY:
OCTOBER 31, 2023
TOTAL AREA SURVEYED:
10.014 ACRES

RECORD PLAT:
PLAT OF SURVEY; LOTS 1 THRU 3
AND LOT A OF LINKS GLEN PLACE
IN THE CITY OF DUBUQUE, IOWA
FILE NO. 2007-11835.

LEGEND

PROPERTY BOUNDARY
LOT/RIGHT-OF-WAY LINE
EASEMENT LINE
RIGHT-OF-WAY

50'

20'

7.9'

20'

20'

20'

20'

20'

20'

20'

20'

20'

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

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 LAND
SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

NOTE: THIS SURVEY IS SUBJECT TO
EASEMENTS, RESERVATIONS,
RESTRICTIONS AND
RIGHTS-OF-WAY OF RECORD
AND NOT OF RECORD.

Origin
design®

800.556.4491 origindesign.com

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

SEE SHEET 2 FOR CURVE
& LINE TABLES AND
PROPOSED EASEMENTS

FINAL PLAT

NW CORNER OF LOT 1-2,
ESTHER McGUIRE PLACE

EXISTING 44' WDE
EASEMENT FOR STREET
AND UTILITY PURPOSES
FILE NO. 2007-11835

DATE OF SURVEY:
OCTOBER 31, 2023



TOTAL AREA SURVEYED:
10.014 ACRES

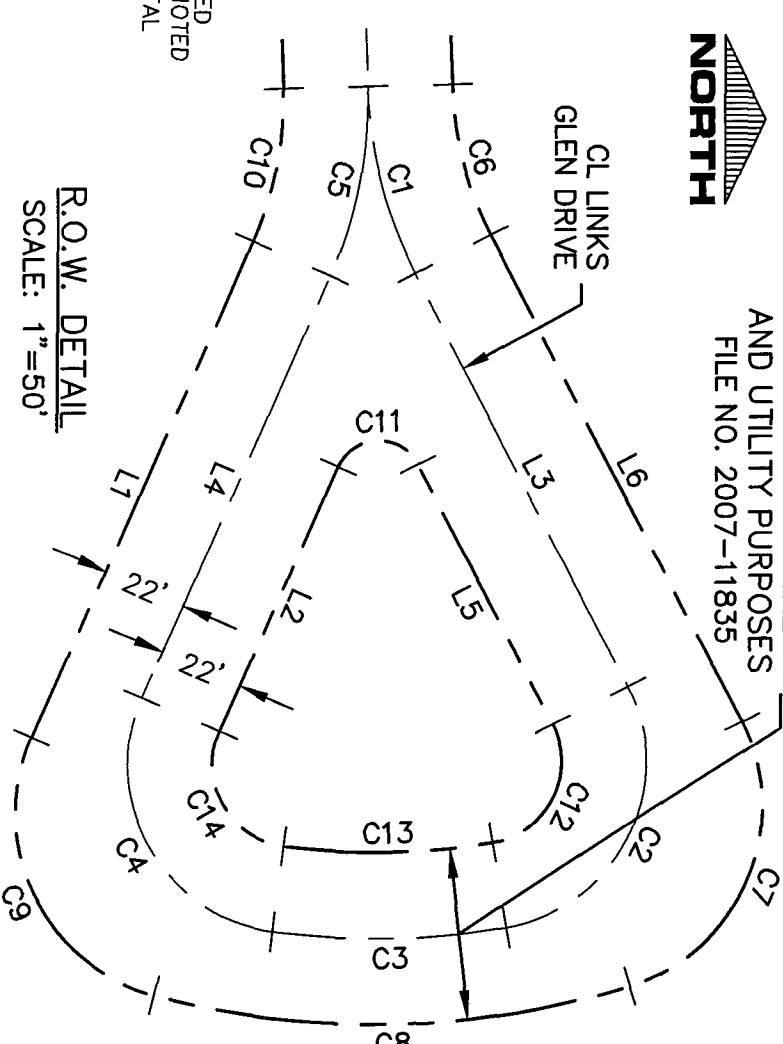
CL NEW 10' UTILITY EASEMENT
652.20' (652.43') 498.70'
N87°53'23"E
N88°02'46"E 7.37' (50' R.O.W.)
N87°55'44"E
N43°02'46"E 28.00'
N01°45'53"W 238.33'
229.50' NEW 40' WDE
ACCESS & UTILITY
EASEMENT
LOT 2
LOT 1
R.O.W.
(
●
■
◎
田
○
O

FOUND CUT 'X'

LEGEND

PROPERTY BOUNDARY
LOT/RIGHT-OF-WAY LINE
EASEMENT LINE
RIGHT-OF-WAY
RECORDED AS
FOUND CONCRETE MONUMENT
FOUND 1" IRON PIPE
FOUND 5/8" IRON REBAR WITH RED
PLASTIC CAP NO. 12631 OR AS NOTED
SET CUT 'X' ON ELECTRIC PEDESTAL
SET MAG NAIL IN CONCRETE
SET 5/8" IRON REBAR WITH
RED PLASTIC CAP NO. 12631

R.O.W. DETAIL
SCALE: 1"=50'



EAST
R.O.W.
LINE
NEW UTILITY
EASEMENT
(SEE NOTE)
LOT 3
WARTBURG PLACE
N01°51'34"W 543.22'
253.72' 60.00' 229.50'
145.03' 323.24' 178.21'
S88°12'03"W 331.27'
22' N88°12'03"E 331.27'
145.10' 323.29' 178.19'
N01°45'53"W 257.50'
25' 20' 22'
152.66' 475.14' 627.80' (627.45')
S86°36'53"W 627.80' (627.45')
20' 25' 30' 00" 25' 30' 00" 25' 30' 00"
C1 C2 C3 C4 C5 C6 C7 C8 C9
C10 C11 C12 C13 C14

CURVE TABLE

CURVE	DISTANCE	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
C1	50.50'	113.46'	25° 30' 00"	N75° 27' 03"E	50.08'
C2	81.74'	43.50'	107° 40' 08"	S63° 27' 53"E	70.24'
C3	61.01'	204.55'	17° 05' 17"	S1° 05' 11"E	60.78'
C4	80.66'	43.50'	106° 14' 35"	S60° 34' 45"W	69.59'
C5	50.51'	113.50'	25° 30' 00"	N79° 02' 57"W	50.10'
C6	40.71'	91.46'	25° 30' 00"	N75° 27' 03"E	40.37'
C7	84.92'	48.50'	100° 18' 54"	S67° 08' 30"E	74.48'
C8	125.03'	226.55'	31° 37' 18"	S1° 10' 25"E	123.45'
C9	83.86'	48.50'	99° 03' 48"	S64° 10' 08"W	73.79'
C10	40.72'	91.50'	25° 30' 00"	N79° 02' 57"W	40.39'
C11	25.89'	11.50'	129° 00' 00"	N1° 47' 57"W	20.76'
C12	40.40'	21.50'	107° 40' 08"	S63° 27' 53"E	34.71'
C13	54.44'	182.55'	17° 05' 17"	S1° 05' 11"E	54.24'
C14	39.87'	21.50'	106° 14' 35"	S60° 34' 45"W	34.40'

NOTE:
THIS SURVEY IS SUBJECT TO
EASEMENTS, RESERVATIONS,
RESTRICTIONS AND RIGHTS-OF-WAY
OF RECORD AND NOT OF RECORD.

LINE TABLE

LINE	BEARING	DISTANCE
L1	N66° 17' 57"W	141.97'
L2	N66° 17' 57"W	76.21'
L3	N62° 42' 03"E	121.43'
L4	N66° 17' 57"W	120.76'
L5	N62° 42' 03"E	76.87'
L6	N62° 42' 03"E	143.15'
L7	S43° 10' 15"W	11.31'
L8	S46° 49' 45"E	11.32'

EASEMENT NOTE:

- NEW UTILITY EASEMENT ON LOT 2
- IS 31'x31' TRIANGULAR EASEMENT
- NEW UTILITY EASEMENT ON LOT 3
- IS 25'x25' TRIANGULAR EASEMENT

THIS SHEET DELINEATES ALL
PROPOSED EASEMENTS LYING
WITHIN LINKS GLEN NO. 2

SCALE: 1"=100'

origin

DRAWN	JMT	PLAT NO.
CHECKED	GSB	37-IA-21

DATE 11-20-23 SHEET 2 of 3

P:\21\700\73\DRAWINGS\SURVEY\21737 FINAL PLAT

SURVEYOR'S CERTIFICATE

I, John M. Tranmer, a Duly Licensed Land Surveyor in the State of Iowa, do hereby certify that the following real estate was surveyed and platted by me or under my direct personal supervision, To Wit:

Lots 1 thru 3 of Links Glen Place in the City of Dubuque, Iowa.

This survey was performed for the purpose of subdividing and platting said real estate henceforth to be known as

Links Glen Place No. 2 in the City of Dubuque, Iowa.

Containing 10.014 acres, more or less, and subject to easements, reservations, restrictions, and rights-of-way of record and not of record, the plat of which is attached hereto and made a part of this certificate. All monuments are placed or will be placed within one year from the date this plat is recorded.

OWNER'S CONSENT

Dubuque, Iowa

June 16, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Robin H. O'Connor Declaration of Trust dated
August 6, 2022

Robin H. O'Connor, Trustee
By: Robin H. O'Connor, Trustee

State of Iowa)
County of Dubuque)
) ss.

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Robin H. O'Connor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 10 day of June 2024.



Melissa R. Alt
Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

June 4, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Elizabeth L. Frommelt Declaration of Trust dated
April 4, 1995

Elizabeth L Frommelt
By: Elizabeth L. Frommelt, Trustee

State of Iowa)
County of Dubuque)
) ss.

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Elizabeth L. Frommelt, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 7 day of June 2024.


Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

June 4, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

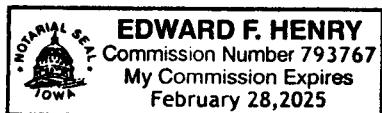
Patricia A. Alt Declaration of Trust dated December 16, 2002

Patricia A. Alt
By: Patricia A. Alt, Trustee

State of Iowa)
)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Patricia A. Alt, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 4 day of June 2024.





Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

June 7, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Mary S. Schmid Trust Agreement Dated June 9, 2004

Mary S. Schmid

By: Mary S. Schmid

State of Iowa) ss.
County of Johnson)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Mary S. Schmid, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 7th day of June 2024.

Brenda Lange

Notary Public
My commission expires 9/28/2024



OWNER'S CONSENT

Dubuque, Iowa

June 12, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Francis E. Cicciarelli Trust Dated September 29,

1999

1933
Francis E Cacioricelli

By: Francis E. Cicciarelli, Trustee

State of Iowa)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Francis E. Cicciarelli, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 12th day of June 2024.



Melissa R. Alt
Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

June 26, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

The Doris J. Crow and Billy R. Crow Revocable Living Trust dated October 23, 2012

Randy J. Crow

By: Randy J. Crow, Trustee

Todd J. Crow

By: Todd J. Crow, Trustee

State of Iowa)
)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Randy J. Crow and Todd J. Crow, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 26 day of June 2024.



Stephan E. Alt
Notary Public

OWNER'S CONSENT

Dubuque, Iowa

September 24, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

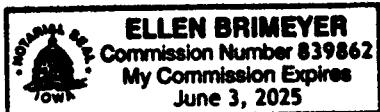
James C. Mulgrew Trust dated August 19, 2010

By: James C. Mulgrew, Trustee

State of Iowa)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that James C. Mulgrew, as trustee of the James C. Mulgrew Trust dated August 19, 2010, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 24th day of September, 2024.



Ellen Brimley
Notary Public
My commission expires 6/3/25

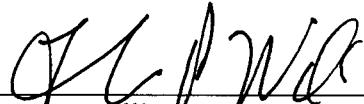
OWNER'S CONSENT

Dubuque, Iowa

July 2, 2024

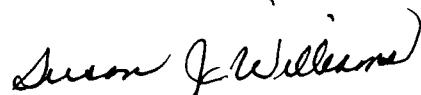
The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Thomas P. Williams Trust dated October 31, 2013, Thomas P. Williams, Trustee



By: Thomas P. Williams, Trustee

Susan J. Williams Trust dated October 31, 2013, Susan J. Williams, Trustee

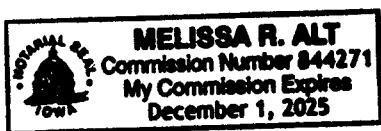


By: Susan J. Williams, Trustee

State of Iowa)
)
) ss.
County of Dubuque)
)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Thomas P. Williams and Susan J. Williams, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 2 day of July 2024.




Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

June 4, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

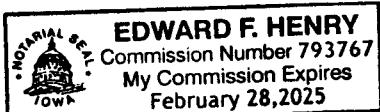
Sally Lynn Madden Trust

Sally Lynn Madden
By: Sally Lynn Madden, Trustee

State of Iowa)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Sally Lynn Madden, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 4 day of June 2024.




Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

June 4, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

James R. Kennedy and Ellen L. Kennedy, husband and wife, as joint tenants with full rights of survivorship and not as tenants in common

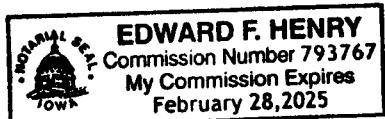
By: James R. Kennedy

By: Ellen L. Kennedy

State of Iowa)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that James R. Kennedy and Ellen L. Kennedy, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 4 day of June 2024.





Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

March 3rd, 2025

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Leibold Family Trust U/A/D April 19, 2024

By: John N. Leibold
John N. Leibold, III, Co-Trustee

By: Jennifer A. Leibold
Jennifer A. Leibold, Co-Trustee

STATE OF Florida)
) ss.
COUNTY OF Manatee)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that John N. Leibold, III, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged in his capacity as Co-Trustee of the Leibold Family Trust U/A/D April 19, 2024, that he executed the foregoing instrument as his free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal on March 3rd, 2025.

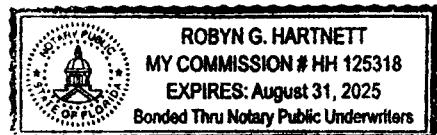
Robyn G. Hartnett
Notary Public
My commission expires August 31, 2025

STATE OF Florida)
) ss.
COUNTY OF Manatee)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Jennifer A. Leibold, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged in her capacity as Co-Trustee of the Leibold Family Trust U/A/D April 19, 2024, that she executed the foregoing instrument as her free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal on March 3rd, 2025.

Robyn G. Hartnett
Notary Public
My commission expires August 31, 2025



OWNER'S CONSENT

Dubuque, Iowa

September 23, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

R. Michael McCoy
R. Michael McCoy

Judith L. McCoy
Judith L. McCoy

State of Iowa)
)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that R. Michael McCoy and Judith L. McCoy, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 27th day of September, 2024.



Melissa R. Alt
Notary Public
My commission expires December 1, 2025

OWNER'S CONSENT

Dubuque, Iowa

June 4, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

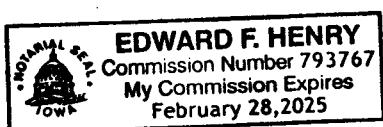
Judy Ann Ruppel Trust dated June 21, 1993, as Amended, and as Restated on December 18, 2007

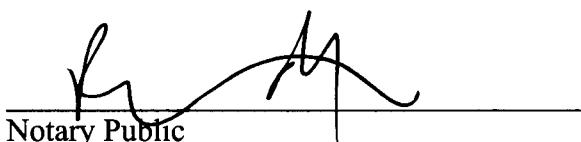
Judy Ann Ruppel
By: Judy Ann Ruppel, Trustee

State of Iowa)
)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Judy Ann Ruppel, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 4 day of June 2024.




Notary Public
My commission expires February 28, 2025

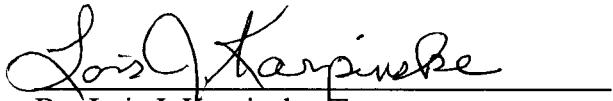
OWNER'S CONSENT

Dubuque, Iowa

June 4, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

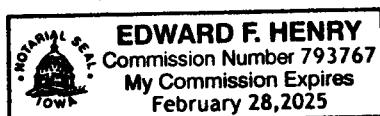
The Lois J. Karpinske Revocable Trust Originally
Executed July 31, 2014


By: Lois J. Karpinske, Trustee

State of Iowa)
)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Lois J. Karpinske, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 4 day of June 2024.




Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

October 9, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Richard V. McKay, III Trust dated April 1, 2004

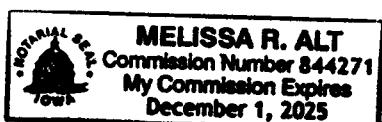
Rudolf Kyll

By: Richard V. McKay, III, Trustee

State of Iowa)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Richard V. McKay, III, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 9 day of October 2024.



Maria R. Alt
Notary Public

OWNER'S CONSENT

Dubuque, Iowa

June 4, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

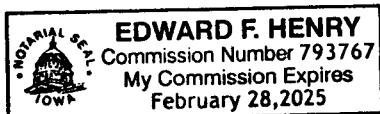
Terry K. Mozena Declaration of Trust dated
December 31, 2009

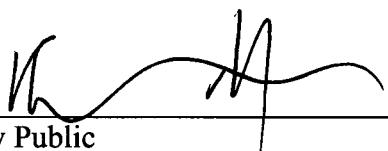

By: Terry K. Mozena, Trustee

State of Iowa)
)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Terry K. Mozena, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 4 day of June 2024.




Notary Public
My commission expires February 28, 2025

OWNER'S CONSENT

Dubuque, Iowa

July 1, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Michael J. Coyle and Kathryn M. Coyle, as husband and wife, as joint tenants, with full rights of survivorship and not as tenants in common


BY: Michael J. Coyle

By: Michael J. Coyle

By: Kathryn M. Coyle

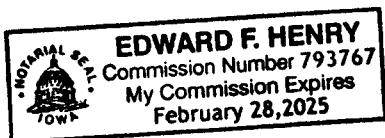
State of Iowa)
County of Dubuque)
) ss.

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Michael J. Coyle and Kathryn M. Coyle, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 1st day of June, 2024.



Notary Public
My commission expires February 28, 2025



OWNER'S CONSENT

Dubuque, Iowa

June 10, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Clarke University of Dubuque, Iowa

Elizabeth McGrath

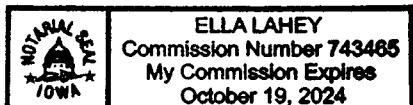
By: Elizabeth McGrath

VP For Business & Finance

State of Iowa)
)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Elizabeth McGrath for Clarke University of Dubuque, Iowa personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such owners, they executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 10th day of June 2024.



ELLA LAHEY
Commission Number 743465
My Commission Expires
October 19, 2024

Ella Lahey
Notary Public

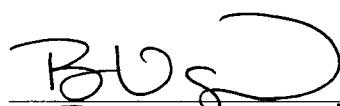
OWNER'S CONSENT

Dubuque, Iowa

July 11, 2024

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors of said real estate.

Marital Trust under the Roger A. Ott, Sr.,
Declaration of Trust dated September 2, 1996

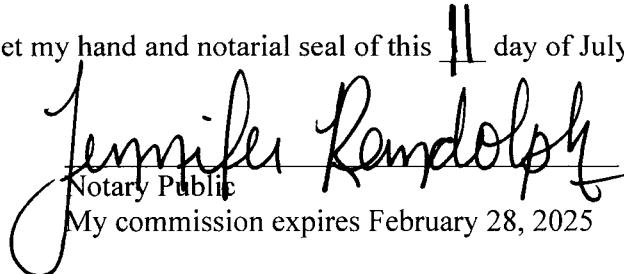

By: Brianna L. Vaughn
VP & Trust Officer

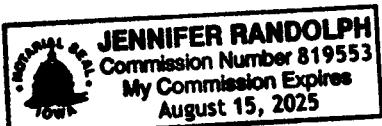
U.S. Bank, N.A., Trustee

State of Iowa)
) ss.
County of Dubuque)

I, the undersigned, notary public in and for the county and state aforesaid, hereby certify that Brianna L. Vaughn, Vice President & Trust Officer for U.S. Bank, N.A., as trustee of the Marital Trust under the Roger A. Ott, Sr. Declaration of Trust dated September 2, 1996, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as trustee for such owner executed the foregoing instrument as their free and voluntary act for the purposes and uses herein set forth.

In testimony whereof, I have hereunto set my hand and notarial seal of this 11 day of July 2024.


Notary Public
My commission expires February 28, 2025



ATTORNEY'S OPINION

Dubuque, Iowa

March 17, 2025

TO WHOM IT MAY CONCERN

This will certify that I have examined the abstract of title covering *Lots 1 thru 3 of Links Glen Place in the City of Dubuque, Iowa*, according to the plat thereof covering the period from government entry to March 17, 2025, at 8:00 A.M., certified on that date by Abeln Abstract and Title Company and find that said abstract shows good and merchantable title to said real estate as follows:

As to Villa Unit #1 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Robin H. O'Connor as Trustee of the Robin H. O'Connor Declaration of Trust dated August 6, 2022, as amended, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #2 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Elizabeth L. Frommelt Declaration of Trust Dated April 4, 1996, Elizabeth L. Frommelt, Trustee, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #3 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Patricia A. Alt Declaration of Trust Dated December 16, 2002, Patricia A. Alt, Trustee, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #4 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Mary S. Schmid, as Trustee of the Mary S. Schmid Trust Agreement, as Amended, dated June 9, 2004, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #5 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, As to Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Francis E. Cicciarelli, as Trustee of the Francis E. Cicciarelli Trust dated September 29, 1999, as amended or restated, free and clear of all liens and encumbrances except for a mortgage executed by Francis E. Cicciarelli, as Trustee of the Francis E. Cicciarelli Trust dated September 29, 1999, given to MidWestOne Bank, dated September 9, 2020, filed September 16, 2020, as Instrument No. 2020-14009, records of the Dubuque County Recorder. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #6 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: "The Doris J. Crow and Billy R. Crow Revocable Living Trust" dated October 23, 2012, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #7 of Links Glen Condominiums, located on Lot 1 and Lot 3 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: James C. Mulgrew, as Trustee of the James C. Mulgrew Trust dated August 19, 2010, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #8 of Links Glen Condominiums, located on Lot 1 and Lot 3 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: An undivided one-half (½) interest to Thomas P. Williams, as Trustee of the Thomas P. Williams Trust dated October 31, 2013; and An undivided one-half (½) interest to Susan J. Williams, as Trustee of the Susan J. Williams Trust dated October 31, 2013, free and clear of all liens and encumbrances except for a mortgage executed by Thomas P. Williams, Trustee of Thomas P. Williams Trust dated October 31, 2013 under the provisions of a trust agreement dated October 31, 2013, an undivided ½ interest, and Susan J. Williams, Trustee of Susan J. Williams Trust dated October 31, 2013 under the provisions of a trust agreement dated October 31, 2013, an undivided ½ interest, given to Dubuque Bank and Trust Company, dated February 15, 2022, filed February 23, 2022, as Instrument No. 2022-2569, records of the Dubuque County Recorder. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #9 of Links Glen Condominiums, located on Lot 1 and Lot 3 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Sally Lynn Madden, as Trustee of the Sally Lynn Madden Trust; free and clear of all liens and encumbrances except for a mortgage executed by Sally L. Madden, A/K/A Sally Lynn Madden, as Trustee of the Sally Lynn Madden Trust Dated October 7, 1993, given to MidWestOne Bank, dated November 16, 2020, filed November 24, 2020, as Instrument No. 2020-18640, records of the Dubuque County Recorder. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #10 of Links Glen Condominiums, located on Lot 1 and Lot 2 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: James R. Kennedy and Ellen L. Kennedy, husband and wife, as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #11 of Links Glen Condominiums, located on Lot 1 and Lot 2 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: John N. Leibold III and Jennifer A. Leibold, as Co-Trustees of the Leibold Family Trust U/A/D April 19, 2024, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Villa Unit #12 of Links Glen Condominiums, located on Lot 1 and Lot 2 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: R. Michael McCoy and Judith L. McCoy, husband and wife, as Joint Tenants with Full Rights of Survivorship and not as Tenants in Common, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Chateau Unit #3 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-

9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Judy Ann Ruppel, as Trustee of the Judy Ann Ruppel Trust dated June 21, 1993, as Amended, and Restated on December 18, 2007, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Chateau Unit #4 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Lois J. Karpinske, as Trustee of The Lois J. Karpinske Revocable Trust originally executed July 31, 2014, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Chateau Unit #5 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Richard V. McKay, III, Trustee of the Richard V. McKay, III Trust dated April 1, 2024, as amended and/or restated, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

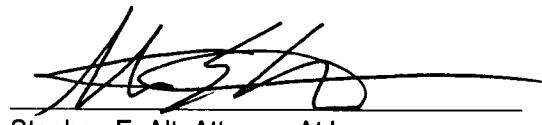
As to Chateau Unit #6 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration, Instrument #2011-9453, and Second Amendment to Condominium Declaration, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Terry K. Mozena Declaration of Trust Dated December 31, 2009, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Chateau Unit #7 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration for Links Glen Condominiums, Instrument #2011-9453, and Second Amendment to Condominium Declaration for Links Glen Condominiums, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Michael J. Coyle and Kathryn M. Coyle, as husband and wife, as joint tenants with full rights of survivorship, and not as tenants in common, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Chateau Unit #8 of Links Glen Condominiums, located on Lot 1 of Links Glen Place, in the City of Dubuque, Iowa, according to the recorded plat thereof and to Condominium Declaration for Links Glen Condominiums, Instrument #2007-12478, and First Amendment to Condominium Declaration for Links Glen

Condominiums, Instrument #2011-9453, and Second Amendment to Condominium Declaration for Links Glen Condominiums, Instrument #2013-15788, and Restated Declaration of Covenants, Conditions, and Restrictions for Links Glen Condominiums, Instrument #2018-9323, records of Dubuque County, Iowa, also including an interest in the general common elements: Clarke College of Dubuque, Iowa, an Iowa Non-Profit Corporation, NKA Clarke University of Dubuque, Iowa, an Iowa Non-Profit Corporation, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.

As to Lots 2 and 3 of Links Glen Place: U.S. Bank, N.A., as Trustee of Marital Trust under the Roger Ott Sr., Declaration of Trust dated September 2, 1996, free and clear of all liens and encumbrances. Real estate taxes for the fiscal year 2023-2024 and all prior years are paid.



Stephan E. Alt, Attorney At Law

CONSENT TO PLAT

MidWestOne Bank, mortgagee under those two (2) certain mortgages, the first dated September 9, 2020 and filed of record in Dubuque County, Iowa on September 16, 2020 as Instrument No. 2020-14009, and the second dated November 16, 2020 and filed of record in Dubuque County, Iowa on November 24, 2020 as Instrument No. 2020-18640, hereby consents to the foregoing plat.

MidWestOne Bank



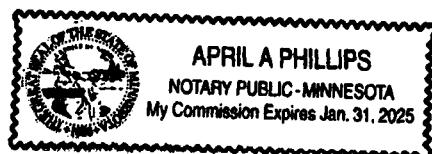
By: Val Johnson
Its: Second VP, Mortgage Servicing-Post Closing Supervisor

By: _____
Its: _____

State of Minnesota)
) ss:
County of Washington)

On this 24th day of September, 2024, before me, the undersigned Notary Public in and for the State of Minnesota, personally appeared Val Johnson and _____, to me personally known, who being by me duly sworn, did say that they are the 2VP Mortgage Servicing and _____ of the corporation executing the within and foregoing instrument; that no seal has been procured by the corporation; that said instrument was signed on behalf of the corporation by authority of its Board of Directors; and that _____ and _____ as officers acknowledge the execution of the foregoing instrument to be voluntary act and deed of the corporation, by it and by them voluntarily executed.

April Phillips
Notary Public in the State of Minnesota



CONSENT TO PLAT

Dubuque Bank and Trust Company, mortgagee under that certain mortgage dated February 15, 2022 and filed of record in Dubuque County, Iowa on February 23, 2022 as Instrument No. 2022-2569, hereby consents to the foregoing plat.

Dubuque Bank and Trust Company

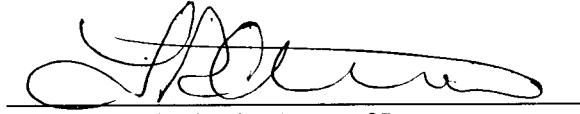
By: Nich Pat
Its: Commercial Banker Team Lead, SVP

By: _____
Its: _____

State of Iowa)
)
) ss:

County of Dubuque)
)
 8th October 2024

On this _____ day of September, 2024, before me, the undersigned Notary Public in and for the State of Iowa, personally appeared Nicholas W Patrum and _____, to me personally known, who being by me duly sworn, did say that they are the Senior Vice President and _____ of the corporation executing the within and foregoing instrument; that no seal has been procured by the corporation; that said instrument was signed on behalf of the corporation by authority of its Board of Directors; and that Nicholas W Patrum and _____ as officers acknowledge the execution of the foregoing instrument to be voluntary act and deed of the corporation, by it and by them voluntarily executed.


Notary Public in the State of Iowa



COUNTY TREASURER

Dubuque, Iowa

March 27, 2025

I, the undersigned, Michael Clasen, Treasurer of Dubuque County, Iowa, do hereby certify that all taxes levied against *Lots 1 thru 3 of Links Glen Place in the City of Dubuque, Iowa*, have been paid and said real estate is free and clear of all taxes as of this date.



Michael Clasen by Troy Patzner
Michael Clasen
Dubuque County Treasurer

CITY ASSESSOR

Dubuque, Iowa

March 27, 2025

The foregoing plat was entered of record in the office of the Dubuque City Assessor this 27 day of March, 2025.

I, the undersigned, Michael Clasen, Treasurer of Dubuque County, Iowa, do hereby certify that all taxes levied against *Lots 1 thru 3 of Links Glen Place in the City of Dubuque, Iowa*, have been paid and said real estate is free and clear of all taxes as of this date.

Troy Patzner
Troy Patzner
Dubuque City Assessor

COUNTY AUDITOR

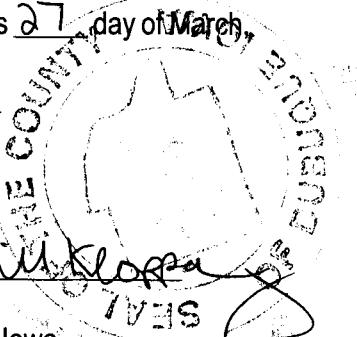
Dubuque, Iowa

March 27, 2025

The foregoing plat was entered of record in the office of the Dubuque County Auditor this 27 day of March, 2025.

We approve of the subdivision name or title to be recorded.

Keith Lucy by Julie Kloppe
Keith Lucy
County Auditor of Dubuque, Iowa



RECORDER'S CERTIFICATE

Dubuque, Iowa

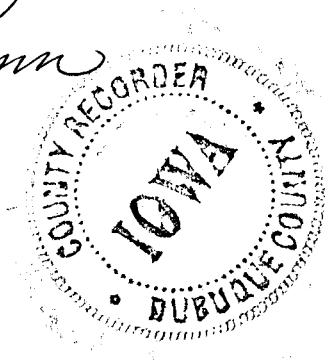
March , 2025

The foregoing plat of Links Glen Place No. 2 in the City of Dubuque, Iowa, has been reviewed by the Dubuque County Recorder.

Karol Kennedy
Karol Kennedy

Dubuque County Recorder

by Andrea Hartmann



CITY COUNCIL

Dubuque, Iowa

12-18, 2023

The undersigned, Mayor and Clerk of the City of Dubuque, Iowa, do hereby certify that the foregoing plat in the City of Dubuque, Iowa, has been filed in the office of the Clerk of the City of Dubuque, and that by Resolution No. 406-23 the Dubuque City Council approved said plat.



Brad M. Cavanagh
Mayor of the City of Dubuque



Adrienne Breitfelder
Clerk of the City of Dubuque

CITY ZONING ADVISORY COMMISSION

Dubuque, Iowa

12-18, 2023

The foregoing plat in the City of Dubuque, Iowa, is hereby approved by the City of Dubuque Zoning Advisory Commission and approval of said plat by the City Council of the City of Dubuque, Iowa, is hereby recommended.



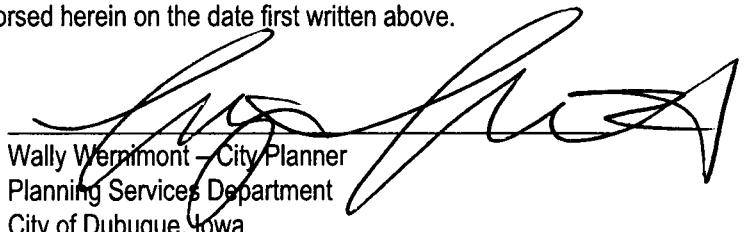
Chairman, Dubuque Zoning Advisory Commission

PLANNING SERVICES

Dubuque, Iowa

12-18, 2023

The foregoing plat of **Links Glen Place No. 2 in the City of Dubuque, Iowa**, or within the two-mile jurisdiction of the City of Dubuque, Iowa, as defined under Section 354 of the Code of Iowa, has been reviewed by the City Planner, (or designee) of the City of Dubuque in accordance with Article 11: Land Subdivision of the City of Dubuque Unified Development Code, and said approval has been endorsed herein on the date first written above.



Wally Wernimont - City Planner
Planning Services Department
City of Dubuque, Iowa

Prepared by: Wally Wernimont, City Planner Address: City Hall, 50 W. 13th St (563) 589-4210
Return to: Adrienne Breitfelder, City Clerk Address: City Hall, 50 West 13th St (563) 589-4121

RESOLUTION NO. 406 - 23

**A RESOLUTION APPROVING THE FINAL PLAT OF SURVEY OF LINKS
GLEN PLACE NO. 2 IN THE CITY OF DUBUQUE, IOWA**

Whereas, there has been filed with the City Clerk a Final Plat of Links Glen Place No. 2 in the City of Dubuque, Iowa; and

Whereas, said Final Plat has been examined by the Zoning Advisory Commission and its approval has been endorsed thereon; and

Whereas, said Final Plat has been examined by the City Council and they find that it conforms to the statutes and ordinances relating thereto.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DUBUQUE, IOWA:

Section 1. That the Final Plat of Links Glen Place No. 2 in the City of Dubuque, Iowa is hereby approved, and the Mayor and City Clerk are hereby authorized and directed to endorse the approval of the City of Dubuque, Iowa upon said Plat of Survey.

Passed, approved and adopted this 18th day of December, 2023.

By: 
Brad M. Cavanagh, Mayor

ATTEST:

By: Adrienne Breitfelder
Adrienne N. Breitfelder, City Clerk

CERTIFICATE of the CITY CLERK

STATE OF IOWA)
)
) SS:
COUNTY OF DUBUQUE)

I, Adrienne N. Breitfelder, City Clerk, do hereby certify that I am the duly appointed, qualified, City Clerk of the City of Dubuque, Iowa, in the County aforesaid, and as such City Clerk, I have in my possession or have access to the records of the proceedings of the City Council. I do further state that the hereto attached **Resolution No. 406-23** is a true and correct copy of the original.

In Testimony Whereof, I hereunto set my hand and official seal of the City of Dubuque, Iowa.

Dated at Dubuque, Iowa, on this 19th day of December, 2023.


Adrienne Breitfelder
Adrienne N. Breitfelder, City Clerk