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Legal Notices Cont.

PUBLIC HEARING NOTICE

You are hereby notified the Madison County Board of Supervisors have scheduled a public hearing on the petition by Carrie J. Hindman Rev Trust Agreement U/A Dtd 11/05/2021 of Davenport for approval of vacating Lots 6 & 7 of Plat II, Phase I of Clark Tower Subdivision and all of Plat II Phase II of Clark Tower Subdivision.. The legal description of the official plats known as Clark Tower Subdivision Plat II, Phases I & Clark Tower Subdivision Plat II, Phase II is as follows: Clark Tower Subdivision Plat II, Phase I; That part of the Southeast Quarter of the Northwest Quarter and the Northeast Quarter of the Southwest Quarter and the Northwest Quarter of the Southeast Quarter of Section 18, Township 75 North, Range 27 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows: Commencing at the northeast corner of the Southeast Quarter of the Northwest Quarter of said Section 18; thence on an assumed bearing of South 00°16'40" East along the easterly line of the Southeast Quarter of the Northwest Quarter of said Section 18 a distance of 682.86 feet; thence South 80°27'16" East 502.14 feet; thence South 05°46'12" West 969.90 feet to the point of beginning; thence South 36°58'52" West 684.74 feet; thence South 41°19'28" West 161.13 feet; thence South 61°23'51" seconds West 93.86 feet; thence North 80°15'00" West 81.25 feet; thence North 37°21'23" West 105.72 feet; thence North 18°08'05" West 122.09 feet; thence North 31°00'55" West 104.75 feet; thence 47°12'00" West 97.21 feet; thence North 34°16'24" West 260.68 feet; thence North 55°37'50" West 114.46 feet; thence North 71°54'32" West 78.64 feet; thence North 38°24'10" West 65.46 feet; thence North 29°45'10" West 158.69 feet to the southeast corner of Parcel C recorded in Book 3, Page 263, Madison County Recorder's Office, Madison County, Iowa; thence North 03°13'23" East along the easterly line of said Parcel C 355.98 feet; thence North 86°49'26" West along the northerly line of said Parcel C 365.42 feet to the cen-

terline of a Madison County Highway; thence northeasterly 518.63 feet along said centerline and a non-tangential curve concave southeasterly, said curve has a radius of 2883.44 feet, a central angle of 10°18'20", a chord 517.93 feet in length bearing North 07°15'22" East to the southwest corner of Clark Tower Subdivision recorded in Book 2001, Page 2798-A, Madison County Recorder's Office, Madison County, Iowa; thence South 77°26'22" East along the southerly line of said Clark Tower Subdivision 40.00 feet; thence North 88°45'09" East along said southerly line 820.34 feet; thence South 00°00'00" West 479.67 feet; thence southeasterly 55.23 feet along a non-tangential curve concave southwesterly, said curve has a radius of 66.00 feet, a central angle of 47°56'52", a chord 53.63 feet in length bearing South 66°01'34" East; thence southeasterly 38.67' along a non-tangential curve concave northeasterly, said curve has a radius of 50.00 feet, a central angle of 44°18'52", a chord 37.71 feet in length bearing South 64°12'34" East; thence South 03°38'00" West 33.00 feet; thence South 86°22'00" East 129.52 feet; thence South 05°02'59" West 219.02 feet; thence South 64°38'15" East 634.21 feet to the point of beginning. Said tract contains 31.98 acres and is subject to a Madison County Highway Easement over the westerly 0.47 acres thereof. Clark Tower Subdivision Plat II, Phase II; That part of the Southeast Quarter of the Northwest Quarter and the Northeast Quarter of the Southwest Quarter and the Southwest Quarter of the Northeast Quarter and the Northwest Quarter of the Southeast Quarter of Section 18, Township 75 North, Range 27 West of the Fifth Principal Meridian, Madison County, Iowa, described as follows: Commencing at the northeast corner of the Southeast Quarter of the Northwest Quarter of said Section 18; thence on an assumed bearing of South 00°16'40" East along the easterly line of the Southeast Quarter of the Northwest Quarter of said Section 18 a distance of 682.86 feet to the point of beginning; thence South 80°27'16"

East 502.14 feet; thence South 05°46'12" West 969.90 feet to the northeast corner of Lot 6 of Clark Tower Subdivision Plat II, Phase I, recorded in Book 2007, Page 973, Madison County Recorder's Office, Madison County, Iowa; thence 64°38'15" West along the northerly line of said Lot 6 a distance of 634.21 feet to the northwest corner of said Lot 6; thence 05°02'59" East along the easterly line of Lot 9 and Lot 10 of said Clark Tower Subdivision Plat II, Phase I 219.02 feet to the northeast corner of said Lot 10; thence North 86°22'00" West along the northerly line of said Lot 10 a distance of 129.52 feet to the southeast corner of Lot 2 of said Clark Tower Subdivision Plat II, Phase I; thence North 03°38'00" East along the easterly line of said Lot 2 a distance of 33.00 feet to the northeasterly line of said Lot 2; thence northwesterly along said northeasterly line 38.67 feet along a non-tangential curve concave northeasterly, said curve has a radius of 50.00 feet, a central angle of 44°18'52", a chord 37.71 feet in length bearing North 64°12'34" West; thence northwesterly along said northeasterly line 55.23 feet along a non-tangential curve concave southwesterly, said curve has a radius of 66.00 feet, a central angle of 47°56'52", a chord 53.63 feet in length bearing North 66°01'34" West to the east line of said Lot 2; thence North 00°00'00" East along said east line 479.67 feet to the southerly line of Clark Tower Subdivision recorded in Book 2001, Page 2798-A, Madison County Recorder's Office, Madison County, Iowa; thence 88°45'09" East along said southerly line 321.27 feet; thence 80°27'16" East along said southerly line 45.69 feet to the point of beginning. Said tract contains 15.10 acres. You are further notified that the public hearing on said matter will be held by the Madison County Board of Supervisors on Tuesday, March 24th, 2026, at 9:30 a.m. in the lower-level conference room at the Madison County Annex, 201 W. Court Ave, Winterset, Iowa, at which time and place all persons interested in said matter will be given an opportunity to be heard. 28 & 30

Estate Notice

IN THE IOWA DISTRICT COURT FOR MADISON COUNTY PROBATE NO. ESPR013626 THE ESTATE OF WYMAN LEE BUSH, Deceased. NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS To All Persons Interested in the Estate of Wyman Lee Bush, Deceased, who died on or about December 7, 2024: You are hereby notified that on March 9, 2026, the Last Will and Testament of Wyman Lee Bush, Deceased, bearing date of September 19, 2016, was admitted to Probate in the above-named Court and that Jeffery Bush was appointed Executor of the Estate. Any action to set aside the Will must be brought in the District Court of said County within the later to occur of four months from the date of the second publication of this Notice or one month from the date of mailing of this Notice to all heirs of the Decedent and Devises under the Will whose identities are reasonably ascertainable, or thereafter be forever barred. Notice is further given that all persons indebted to the Estate are requested to make immediate payment to the undersigned, and creditors having claims against the Estate shall file them with the Clerk of the above named District Court, as provided by law, duly authenticated, for allowance, and unless so filed by the later to occur of four months from the date of the second publication of this Notice or one month from the date of mailing of this Notice (unless otherwise allowed or paid) a claim is thereafter forever barred. Dated March 9, 2026. Jeffery Bush, Executor of Estate 210 N. Highland Street P.O. Box 266 St. Charles, IA 50240 Jane E. Rosien, ICIS#: AT0006681 Attorney for Executor Flander Rosien, P.C. 114 E. Jefferson Street P.O. Box 67 Winterset, Iowa 50273-0067 Date of second publication: March 18, 2026 29-30

Estate Notice

IN THE IOWA DISTRICT COURT FOR MADISON COUNTY PROBATE NO. ESPR013629 THE ESTATE OF A. LANELLE BENTZ, Deceased. NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS To All Persons Interested in the Estate of A. LaNelle Bentz, Deceased, who died on or about February 18, 2026: You are hereby notified that on March 11, 2026, the Last Will and Testament of A. LaNelle Bentz, Deceased, bearing date of April 6, 2021, was admitted to Probate in the above-named Court and that Kayla Turner was appointed Executor of the Estate. Any action to set aside the Will must be brought in the District Court of said County within the later to occur of four months from the date of the second publication of this Notice or one month from the date of mailing of this Notice to all heirs of the Decedent and Devises under the Will whose identities are reasonably ascertainable, or thereafter be forever barred. Notice is further given that all persons indebted to the Estate are requested to make immediate payment to the undersigned, and creditors having claims against the Estate shall file them with the Clerk of the above named District Court, as provided by law, duly authenticated, for allowance, and unless so filed by the later to occur of four months from the date of the second publication of this Notice or one month from the date of mailing of this Notice (unless otherwise allowed or paid) a claim is thereafter forever barred. Dated March 12, 2026. Kayla Turner, Executor of Estate 152 E. Walnut Street Milo, IA 50166 Jane E. Rosien, ICIS#: AT0006681 Attorney for Executor Flander Rosien, P.C. 114 E. Jefferson Street P.O. Box 67 Winterset, Iowa 50273-0067 Date of second publication: March 25, 2026 30-31

Estate Notice

IN THE IOWA DISTRICT COURT FOR MADISON COUNTY PROBATE NO. ESPR013621 THE ESTATE OF RANDALL SCOTT LEWISTON, Deceased. NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR AND NOTICE TO CREDITORS To All Persons Interested in the Estate of Betty Lou Montgomery, who died on or about January 29, 2026: You are hereby notified that on the 18th day of February 2026, the last will and testament of Estate of Betty Lou Montgomery, bearing a date of November 7, 2022, was admitted to the probate in the above named court and that Benjamin Lewiston was appointed Executor of the Estate. Any action to set aside the will must be brought in the district court of said county within the later to occur of four months from the date of the second publication of this notice or one month from the date of mailing of this notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred. Notice is further given that all persons indebted to the estate are requested to make immediate payment to the undersigned, and creditors having claims against the estate shall file them with the clerk of the above named district court, as provided by law, duly authenticated, for allowance, and unless so filed by the later to occur of four months from the second publication of this notice or one month from the date of the mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred. Dated the 18th day of February 2026. Benjamin Lewiston 4200 Park Lawn Drive Des Moines, IA 50321 Estate Executors Kayla Sproul Attorney for the Administrator 5022 Grand Ridge Drive West Des Moines, IA 50265 Date of second publication: March 25, 2026 30-31

Winterset City Council March 16, 2026

The City Council of the City of Winterset, Iowa met on March 16, 2026 in accordance with the above Notice and Call of Public meeting. The meeting was called to order at 7 P.M. by Mayor Leners and recited the pledge of allegiance. PRESENT: Christopher Fairholm, Michael Eller Mike Fletcher, Mary Ann Orr ABSENT: Michael Cook The Mayor asked for a motion to adopt the presented agenda. There being no further additions or deletions to the agenda and no further discussion, Council Member Fairholm made a motion, seconded by Council Member Orr. On roll call vote, all Council Members present voted Aye. Public Comment - Individuals wishing to speak shall sign up prior to the meeting. When called upon please stand and give your address for the record. Each person may speak for up to three minutes. Please professionally and tactfully express your specific concerns and not disrespect individuals. A citizen at 721 E Fillmore spoke in opposition of the Fieldhouse and provided rhetorical questions and disagreement with pending council action upon such. Further discussion included disapproval of the pending item for consideration and the community event designation given for the fireworks demonstration. Consent Agenda City Council Meeting minutes from March 3, 2026 Utility Board Meeting minutes from February 17, 2026 Tobacco License Renewal - Hy-Vee Inc Appoint Mathew Floden to Board of Adjustment Reappoint Kevin Boyle to International Friendship Commission Appoint Matt Sheridan to International Friendship Commission The Mayor stated that the minutes of the March 3, 2026 City Council meeting were previously distributed to the Council Members for their review. There being no further discussion; a motion was made to approve the Consent Agenda by Council Member Fletcher and seconded by Council Member Fairholm to approve the minutes as submitted. On roll call vote, all Council Members voted Aye. Claims The claims submitted are in the amount of \$852,168.67 The Mayor called for a report on the claims. Administrator Barden requested

the Claim paid to ICAP be reduced to 187,250.00, where other premiums were included in the total and were not due at this time. Council Member Eller stated that he reviewed the claims and moved to approve the following list of claims. Council Member Orr seconded the motion. On roll call vote, all Council Members voted Aye. Reports from City Boards and Departments Madison County Development Group Executive Director Ryan Marquardt provided written activity report, highlighting the GMCCF grant is being tabulated. Other business opportunities were presented, and potential developers and industries have been in talks. Winterset Airport Board Chairperson Dave LaGrange was absent. Administrator Barden reminded council of the John Wayne Birthday fly-in breakfast and the Fly Iowa events occurring this year; at the request of Mr. LaGrange. Winterset/USW Wastewater Superintendent Nic Smith reported repairs and equipment breakdowns at the plant. Increased amount of flow following the rains over the weekend leaning toward I/I and a new product being used to make sewer pipe repairs. Smith reported safety training and an emergency call out for the crew in the last month. STRAND-Taylor Hopper was absent, Administrator Barden shared the update. Concrete pours continue, submittals have been delayed but the construction timeline is unaffected, and incorrect construction documents have lead to delays and increased cost for properly sized equipment. City Administrators Report included report to council and highlighting projects such as the street and WWTF; attendance at obligatory meetings, and communication with staff, elected, appointed, and citizens on various topics. Further reporting a impressive amount insurance premium cost savings due to transitioning insurance providers and safe work practices. Presentations Winterset Cemetery and its impact was presented by Parks and Recreation Director Sky Smothers. Noting, the Winterset Cemetery Association has requested consideration and the recommended approval from the Parks and Recreation Board to assume responsibilities for the cemetery on January 1st, 2027. The request comes with an estimated increase of \$74,000 to this year's budget and assumption of all assets. A letter was provided by email and referenced during discussion. A formal resolution of adoption would follow by

Attorney Rosien for formal acceptance. City Revenue Report was provided by Administrator Barden. The City administration department requested 659,679 dollars (a \$73,345 reduction) and prioritization on contracted services with increased online accessibility for residents. Further discussion included Garbage and Wastewater- enterprise funds and the fund balance and contractual cost of such. A general request spreadsheet was discussed and an impactful revenue included by department. Further discussion of the FY 26-27 proposed property tax levy included the reduction of the levy by \$0.26, a reduction of insurance premiums by \$19,708, and an increases property valuations of over \$6.8 million dollars resulting in just \$34,936 additional dollars. Further discussion included the union wage and fringe benefit increases associated and the cost more than available. More discussion will be held on April 6th at 6 p.m. Resolutions and Actions A motion was made by Council Member Eller to approve Resolution No. 2026-15 a Resolution to Support a Community Event seconded by Council Member Fairholm. There being no further discussion; On roll call vote, all Council Members voted Aye. A motion was made by Council Member Fletcher to approve Resolution No. 2026-16 a Resolution Approving a Professional Agreement with CliftonLarsonAllen Wealth Advisors (CLA) LLC seconded by Council Member Fairholm. There being no further discussion; On roll call vote, all Council Members voted Aye. A motion was made by Council Member Fairholm to approve Pay App #8 for WWTF seconded by Council Member Orr. There being no further discussion; On roll call vote, all Council Members voted Aye. Council Considerations, Discussions, and Work Session Mayor Leners remarked prior citizens requesting snow not impeded on the use of the dog park expressed appreciation for city crews relocating and not continuing to pipe snow in the area of concern, Mayor Leners thanked the city staff as well. The Adjournment There being no further business, Council Member Fairholm then made a motion to adjourn the meeting. The motion to adjourn was seconded by Council Member Eller. All Council Members voted Aye. Whereupon the Mayor declared that the motion carried, and the meeting was adjourned at 8:02 p.m. 30

Table with 4 columns: Category, Description, Amount, and Total. Includes sections for POLICE, GENERAL, BUILDING INSPECTOR, GARBAGE FUND, SOLID WASTE/GARBAGE, SNOW REMOVAL, SEWER UTILITY FUND, SANITARY SEWER, INTERNAL SERVICE FUND, ADMINISTRATION, ROAD USE TAX, and ROADWAY MAINTENANCE.

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