

4/14/26
#9

QUIT CLAIM DEED

TAX STATEMENT ADDRESS & RETURN ADDRESS:
Carlton Pittman
Pamela K. Ruhland
2709 S. Cleveland St.
Sioux City, IA 51106

KNOW ALL MEN BY THESE PRESENTS:

That Woodbury County, Iowa, pursuant to a resolution of the Board of Supervisors of Woodbury County, Iowa in consideration of the sum of One Hundred Twenty-five Dollars & 00/100 (\$125.00) dollars to the County Treasurer of Woodbury County, Iowa, by Carlton Pittman and Pamela K. Ruhland of Woodbury County and State of Iowa, does hereby Quit Claim unto the said Carlton Pittman and Pamela K. Ruhland all of the rights, title, and interest of Woodbury County, Iowa, in the following described premises, situated in the County of Woodbury and State of Iowa. To wit:

Parcel #884706478016

E 1/2 Vacated N-S alley abutting Lot Twenty-three (23), Block Three (3), Lorraine Place Addition, City of Sioux City in the County of Woodbury and State of Iowa (2715 S. Cleveland St.)

(EXEMPT FROM DECLARATION OF VALUE PER SECTION 428A.2(6) CODE OF IOWA)

Signed this 14th Day of April, 2026.

WOODBURY COUNTY, IOWA
BY: [Signature]
Mark E. Nelson, Chairman
Board of Supervisors of
Woodbury County, Iowa

STATE OF IOWA)
WOODBURY COUNTY, IOWA) SS.

Be it remembered that on this **14th Day of April A.D. 2026** before me, **Karen James**, a Notary Public in and for Woodbury County, Iowa, personally appeared **Mark E. Nelson**, Chairman of the Board of Supervisors of Woodbury County, Iowa, to me known to be the person named in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed for and on behalf of Woodbury County, Iowa.

[Signature: Karen James]
Notary Public in and for Woodbury County, Iowa

Prepared By: Heather Satterwhite, Executive Secretary
Woodbury County Board of Supervisors
620 Douglas Street
Sioux City, IA 51101
712-279-6525



**RESOLUTION OF THE BOARD OF SUPERVISORS
OF WOODBURY COUNTY, IOWA:
RESOLUTION #14,024**

BE IT RESOLVED by the Board of Supervisors of Woodbury County, Iowa, that the offer at public auction of:

By Carlton Pittman and Pamela K. Ruhland in the sum of One Hundred Twenty-five Dollars & 00/100 (\$125.00)-----dollars.

For the following described real estate, To Wit:

Parcel #884706478016

E ½ Vacated N-S alley abutting Lot Twenty-three (23), Block Three (3), Lorraine Place Addition, City of Sioux City in the County of Woodbury and State of Iowa (2715 S. Cleveland St.)

Now and included in and forming a part of the City of Sioux City, Iowa, the same is hereby accepted: said Amount being a sum LESS than the amount of the general taxes, interests, costs and penalties against the said Real Estate.

BE IT RESOLVED that payment is due by close of business on the day following passage of this resolution or Woodbury County may declare the sale is null and void and/or seek legal remedies to enforce the sale.

BE IT RESOLVED that per Code of Iowa Section 569.8(3 & 4), a parcel the County holds by tax deed shall not be assessed or taxed until transferred and upon transfer of a parcel so acquired gives the purchaser free title as to previously levied or set taxes. Therefore, the County Treasurer is requested to abate any taxes previously levied or set on this parcel(s).

BE IT FURTHER RESOLVED that the Chairman of this Board be and he is hereby authorized to execute a Quit Claim Deed for the said premises to the said purchaser.

SO DATED this 14th Day of April, 2026.



Mark E. Nelson,
Chairman of the Board of
Supervisors of Woodbury County, Iowa

CERTIFICATE OF AUDITOR

I hereby certify that the above and foregoing resolution was duly and legally passed by the Board of Supervisors of Woodbury County, Iowa and properly journalized in the minutes thereof on the 14th Day of April, 2026.



Michelle K. Skaff, P.h.D
Secretary of the Board of Supervisors
Woodbury County, Iowa and County Auditor

RESOLUTION

NOTICE OF PROPERTY SALE

Parcels #884706478016

WHEREAS Woodbury County, Iowa was the owner under a tax deed of a certain parcel of real estate described as:

E ½ Vacated N-S alley abutting Lot Twenty-three (23), Block Three (3), Lorraine Place Addition, City of Sioux City in the County of Woodbury and State of Iowa (2715 S. Cleveland St.)

NOW THEREFORE,

BE IT RESOLVED by the Board of Supervisors of Woodbury County, Iowa as follows:

1. That a public hearing on the aforesaid proposal shall be held on The **14th Day of April, 2026 at 4:35 o'clock p.m.** in the basement of the Woodbury County Courthouse.
2. That said Board proposes to sell the said parcel of real estate at a public auction to be held on the **14th Day of April, 2026**, immediately following the closing of the public hearing.
3. That said Board proposes to sell the said real estate to the highest bidder at or above a **total minimum bid of \$125.00** plus recording fees.
4. That this resolution, preceded by the caption "Notice of Property Sale" and except for this subparagraph 4 be published as notice of the aforesaid proposal, hearing and sale.

Dated this 31st Day of March, 2026.

ATTEST:

WOODBURY COUNTY BOARD OF SUPERVISORS

Michelle K. Skaff, Ph.D.
Woodbury County Auditor
and Recorder

Mark E. Nelson, Chairman

REQUEST FOR MINIMUM BID

Name: Carlton Pittman Date: 2/20/24
Address: 2709 S. Cleveland St. Phone: 712-251-7649

Address or approximate address/location of property interested in:
2715 S. Cleveland St - 262 sq. ft.

GIS PIN # 884706478016

**This portion to be completed by Board Administration **

Legal Description:
E 1/2 vac N-S Alley Abutting Lot 23
Block 3, Yorraine Place Addition
City of Sioux City, Woodbury County, Iowa

Tax Sale #/Date: # 176 6/15/81 Parcel # 330215

Tax Deeded to Woodbury County on: 1/28/83

Current Assessed Value: Land \$100 Building 0 Total \$100

Approximate Delinquent Real Estate Taxes: 0

Approximate Delinquent Special Assessment Taxes: 0

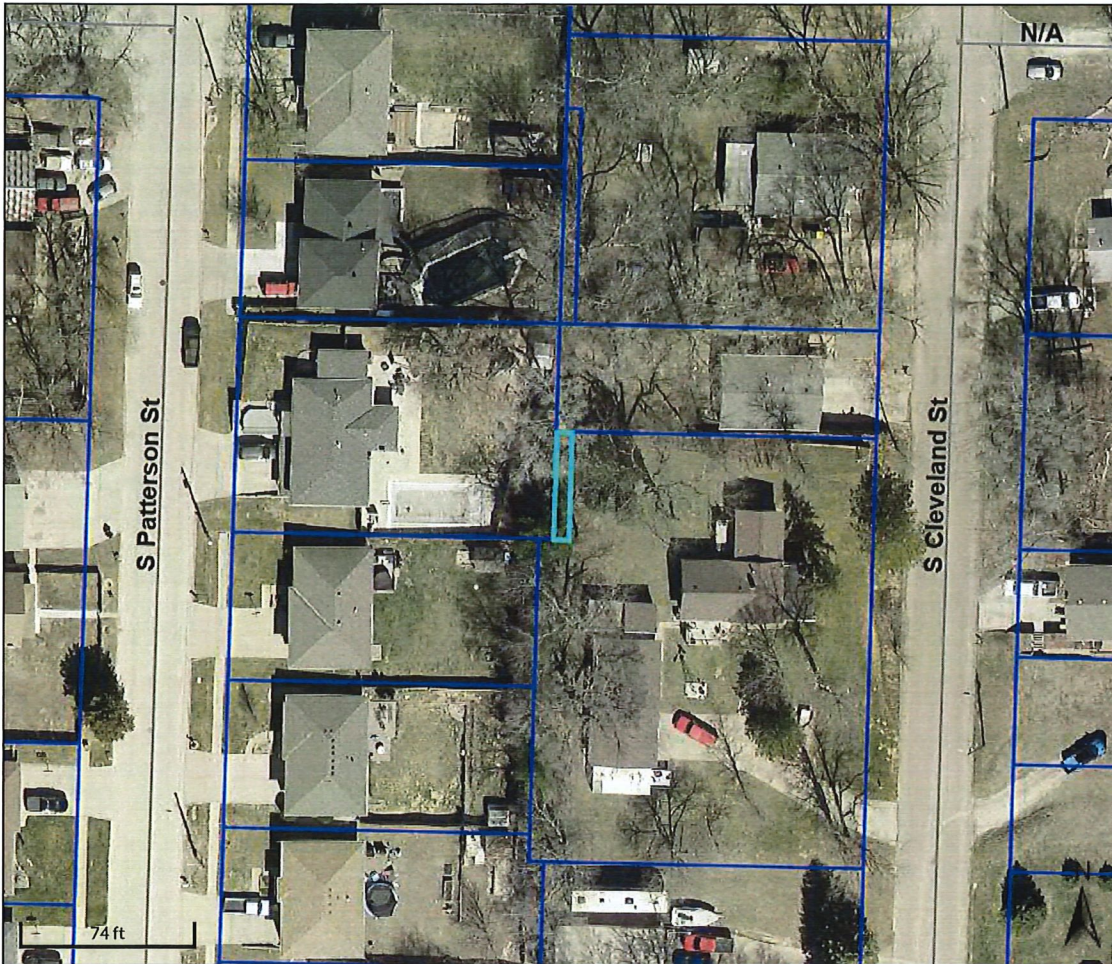
*Cost of Services: 0

Inspection to: Daniel Bittinger II Date: 2/20/24

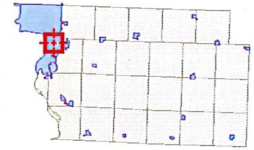
Minimum Bid Set by Supervisor: \$125 per Doc's email -

Date and Time Set for Auction: Tuesday, April 14th @ 4:35 p.m.

* Includes: Abstractors costs; Sheriff's costs; publishing costs; and mailing costs.



Overview



Legend

- Roads
- ▭ Corp Boundaries
- ▭ Townships
- ▭ Parcels

Parcel ID	884706478016	Alternate ID	330215	Owner Address	WOODBURY COUNTY
Sec/Twp/Rng	n/a	Class	R		620 DOUGLAS ST
Property Address	2715 S CLEVELAND ST	Acreage	n/a		SIOUX CITY, IA 51101
	SIOUX CITY				
District	0087				
Brief Tax Description	LORRAINE PLACE E 1/2 VAC N-S ALLEY ABUTTING LOT 23 BLK 3				
	(Note: Not to be used on legal documents)				

Date created: 2/20/2026
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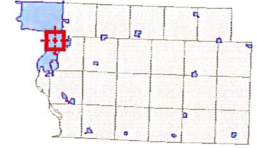


Beacon™ Woodbury County, IA / Sioux City



N/A

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