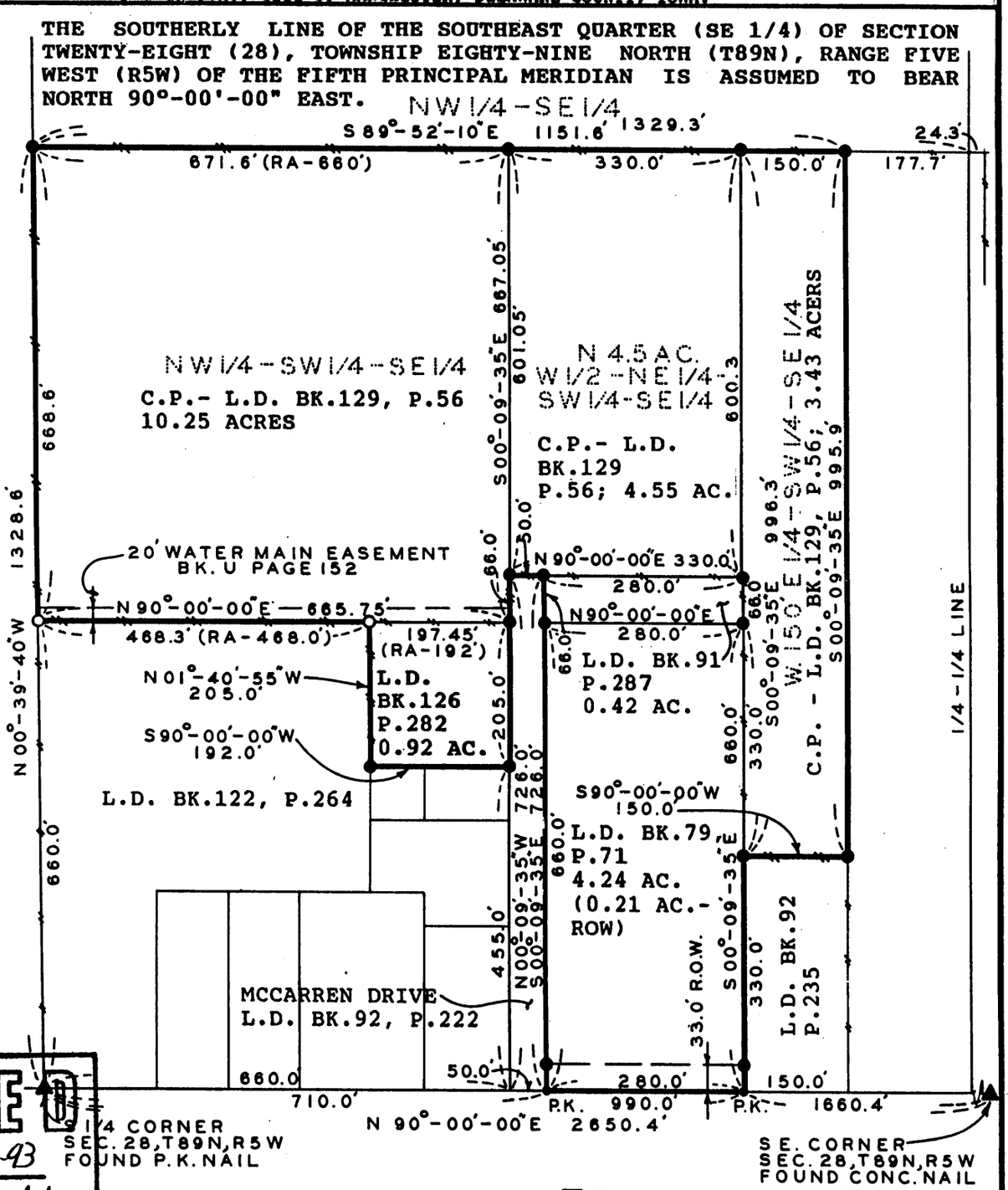
PLAT OF SURVEY

THE EAST 280 FEET OF WEST 330 FEET OF SE 1/4; THE SOUTH 66 FEET OF EAST 280 FEET OF WEST 330 FEET OF NE 1/4; THE NORTH 205 FEET OF EAST 192 FEET OF SW 1/4; THE NW 1/4; THE NORTH 4.5 ACRES, W 1/2 - NE 1/4; THE WEST 150 FEET E 1/4 EXCEPT THE SOUTH 330 FEET; ALL OF THE SW 1/4 OF THE SE 1/4, SECTION 28, T89N, R5W OF THE FIFTH P.M., CITY OF MANCHESTER, DELAWARE COUNTY, IOWA.



FILED
Date 7-15-93
Cheryl Stufflebeem
Deputy County Assessor

FILED
SHARON McCRABB
DELAWARE COUNTY AUDITOR
JUL 15 1993

LEGEND

- ○ FOUND IRON ROD
- ● SET 1/2" DIA. IRON ROD W/RLS CAP NO. 8419
- • SET P.K. NAIL
- ——— PARCEL LINE
- ═══ PARCEL BOUNDARY ESTABLISHED
- — — — EASEMENT LINE
- ~~~~ FENCE LINE
- (RA-) RECORDED AS DISTANCE AND/OR BEARING

N

0 200'

SURVEYED ON: 4/28,5/5
FIELD BK. NO. 28-S-11

PROPRIETORS: GOOD NEIGHBOR SOCIETY & KRISTA S. AGER

PROJECT NO. 93-31

I HEREBY CERTIFY THAT THIS PLAT, MAP, SURVEY OR REPORT WAS MADE BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION, AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

J. David Gibbs — 7/12/93

J. DAVID GIBBS, REG. NO. 8419 — DATE

SCALE: 1"=200'
DATE: 5/18/93
DRAWN BY: T.O.
CHECKED BY:
REVISED:
SHEET 1 OF 6

REGISTERED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

TRI-STATE ENGINEERS
OLD HWY. 20 EAST MANCHESTER IOWA
Municipal Consultants

FILE No. 301-237
RECORDING FEE $ 31.00
TRANSFER FEE $

FILED FOR RECORD THE 15 DAY OF July, 1993 AT 2:34 O'CLOCK P. M. BOOK 7 PAGE 33

STATE OF IOWA, DELAWARE COUNTY
Deborah L. Peyton, Recorder
Plat

For Reference, See Book 17 Page 331 7/13/94 Affidavit of Correct Existence

For Reference, See Book 17 Page 209 Affidavit

LEGAL DESCRIPTION:

EAST 280 FEET OF WEST 330 FEET OF SE 1/4 - SW 1/4 - SE 1/4

The East 280 feet of the West 330 feet of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa, as recorded in L.D. Book 79, Page 71 and L.D. Book 92, Page 222 in the Office of the Delaware County Recorder, containing a total of 4.24 acres, including 0.21 acres of Public Road right of way, subject to easements of record and more specifically described by metes and bounds as follows:

COMMENCING at the South Quarter (S 1/4) Corner of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian; thence along the Southerly line of the Southeast Quarter (SE 1/4) of said Section North 90°-00'-00" East 710.0 feet to the POINT OF BEGINNING; thence along the Easterly line of McCarren Drive as recorded in Special Warranty Deed, L.D. Book 92, Page 222 in the Office of the Delaware County Recorder North 00°-09'-35" West 660.0 feet to the Southerly line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section; thence North 90°-00'-00" East 280.0 feet; thence South 00°-09'-35" East to the Southerly line of said Southeast Quarter (SE 1/4) 660.0 feet; thence along the Southerly line of said Southeast Quarter (SE 1/4) South 90°-00'-00" West 280.0 feet to the POINT OF BEGINNING, containing a total of 4.24 acres including 0.21 acres of public road right of way and subject to easements of record. The Southerly line of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-Nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian is assumed to bear North 90°-00'-00" East.

SOUTH 66 FEET OF EAST 280 FEET OF WEST 330 FEET OF NE 1/4 - SW 1/4 - SE 1/4

The South 66 feet of the East 280.0 feet of the West 330.0 feet of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian as described by L.D. Book 91, Page 287 and L.D. Book 92, Page 222 in the Office of the Delaware County Recorder, containing a total of 0.42 acres, subject to easements of record and more specifically described by metes and bounds as follows:

COMMENCING at the South Quarter (S 1/4) Corner of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa, thence along the Southerly line of the Southeast Quarter (SE 1/4) of said Section North 90°-00'-00" East 710.0 feet; thence along the Easterly line of McCarren Drive as recorded in L.D. Book 92, Page 222 in the Office of the Delaware County Recorder North 00°-09'-35" West to the Southerly line of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section 660.0 feet, the POINT OF BEGINNING; thence continuing along the Easterly line of McCarren Drive North 00°-09'-35" West 66.0 feet; thence North 90°-00'-00" East 280.0 feet; thence South 00°-09'-35" East 66.0 feet; thence South 90°-00'-00" West 280.0 feet to the POINT OF BEGINNING, containing 0.42 acres and subject to easements of record. The Southerly line of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-Nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian is assumed to bear North 90°-00'-00" East.

NORTH 205 FEET OF EAST 192 FEET OF SW 1/4 - SW 1/4 - SE 1/4

The North 205.0 feet of the East 192 feet of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa, as recorded in L.D. Book 126, Page 282 in the Office of the Delaware County Recorder, containing a total of 0.92 acres, subject to easements of record and more specifically described by metes and bounds as follows:

COMMENCING at the South Quarter (S 1/4) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian; thence along the Southerly line of the Southeast Quarter (SE 1/4) of said Section North 90°-00'-00" East to the Westerly line of McCarren Drive as recorded in L.D. Book 92, Page 222 in the Office of the Delaware County Recorder 660.0 feet; thence along the Westerly line of said McCarren Drive North 00°-09'-35" West 455.0 feet to the POINT OF BEGINNING; thence South 90°-00'-00" West to the Easterly line of a parcel as recorded in L.D. Book 122, Page 264 in the Office of the Delaware County Recorder 192.0 feet; thence along the Easterly line of said Parcel North 01°-40'-55" West to the Southerly line of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) 205.0 feet; thence along the Southerly line of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) North 90°-00'-00" East to the Westerly line of said McCarren Drive 197.45 feet; thence along the Westerly line of said McCarren Drive South 00°-09'-35" East 205.0 feet to the POINT OF BEGINNING, containing 0.92 acres and subject to easements of record. The Southerly line of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-Nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian is assumed to bear North 90°-00'-00" East.

NW 1/4 - SW 1/4 - SE 1/4

The Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa, containing 10.25 acres subject to easements of record and more specifically described by metes and bounds as follows:

COMMENCING at the South Quarter (S 1/4) Corner of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian; thence along the Westerly line of the Southeast Quarter (SE 1/4) of said Section North 00°-39'-40" West to the Southwesterly Corner of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section 660.0 feet, the POINT OF BEGINNING; thence continuing along the Westerly line of said Southeast Quarter (SE 1/4) North 00°-39'-40" West to the Northwesterly Corner of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) 668.6 feet; thence along the Northerly line of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) South 89°-52'-10" East to the Northeasterly Corner of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) 671.6 feet; thence along the Easterly line of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) South 00°-09'- 35" East 667.05 feet; thence along the Southerly line of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) South 90°-00'-00" West 665.75 feet to the POINT OF BEGINNING, containing 10.25 acres and subject to easements of record. The Southerly line of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-Nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian is assumed to bear North 90°-00'-00" East.

NORTH 4.5 ACRES, W 1/2 - NE 1/4 - SW 1/4 - SE 1/4

The North 4.5 acres of the West One-half (W 1/2) of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa, as recorded in a Real Estate Contract in L.D. Book 129, Page 56 in the Office of the Delaware County Recorder, containing 4.55 acres, subject to easements of record and more specifically described by metes and bounds as follows:

COMMENCING at the South Quarter (S 1/4) Corner of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian; thence along the Southerly line of the Southeast Quarter (SE 1/4) of said Section North 90°-00'-00" East 660.0 feet; thence along the Westerly line of McCarren Drive as recorded in L.D. Book 92, Page 222 in the Office of the Delaware County Recorder North 00°-09'-35" West 726.0 feet, to the POINT OF BEGINNING; thence along the Westerly line of the West One-Half (W 1/2) of the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) North 00°-09'-35" West to the Northerly line of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) 601.05 feet; thence along the Northerly line of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) South 89°-52'-10" East 330.0 feet; thence South 00°-09'-35" East 600.3 feet; thence along the Northerly line of a Parcel as recorded in L.D. Book 91, Page 287 in the Office of the Delaware County Recorder South 90°-00'-00" West 330.0 feet to the POINT OF BEGINNING, containing 4.55 acres and subject to easements of record. The Southerly line of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-Nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian is assumed to bear North 90°-00'-00" East.

WEST 150 FEET, E 1/4 EXCEPT THE SOUTH 330 FEET - SW 1/4 - SE 1/4

The West 150 feet of the East Quarter (E 1/4) except the South 330 feet of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West of the Fifth Principal Meridian, City of Manchester, Delaware County, Iowa, as recorded in Real Estate Contract Recorded in L.D. Book 129, Page 56 in the Office of the Delaware County Recorder containing 3.43 acres, subject to easements of record and more specifically described by metes and bounds as follows:

COMMENCING at the South Quarter (S 1/4) Corner of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian; thence along the Southerly line of the Southeast Quarter (SE 1/4) of said Section North 90°-00'-00" East to the Westerly line of the East Quarter (E 1/4) of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) 990.0 feet; thence along the Westerly line of said East Quarter (E 1/4) and the Westerly line of a Parcel as recorded in L.D. Book 92, Page 235 in the Office of the Delaware County Recorder North 00°-09'-35" West 330.0 feet to the POINT OF BEGINNING; thence continuing along the Westerly line of said East Quarter (E 1/4) North 00°-09'-35" West to the Northerly line of the Southwest Quarter (SW 1/4) of the said Southeast Quarter (SE 1/4) 996.3 feet; thence along the Northerly line of the Southwest Quarter (SW 1/4) of said Southeast Quarter (SE 1/4) South 89°-52'-10" East 150.0 feet; thence South 00°-09'-35" East to the Northeasterly Corner of a Parcel as recorded in Book L.D. Book 92, Page 235 in the Office of the Delaware County Recorder 995.9 feet; thence along the Northerly line of said Parcel South 90°-00'-00" West to the Westerly line of said East Quarter (E 1/4) 150.0 feet the POINT OF BEGINNING, containing 3.43 acres and subject to easements of record. The Southerly line of the Southeast Quarter (SE 1/4) of Section Twenty-eight (28), Township Eighty-Nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian is assumed to bear North 90°-00'-00" East.

SURVEYOR'S CERTIFICATE:

I hereby certify that this land surveying document was prepared by me or under my direct personal supervision and that I am a duly Registered Land Surveyor under the laws of the State of Iowa.

J. David Gibbs 7/12/93
J. David Gibbs Date Reg. No. ..8419..
My registration will be renewed on January 1, 1995.

REGISTERED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

OWNER'S ACKNOWLEDGEMENT:

I Wallace K Oldfather of Delaware County, State of Iowa, being the duly sworn representative of Good Neighbor Society, do hereby certify that the above survey, as shown by the attached Plat, is made with the free consent and in accordance with the desire of the Board of Directors of said (Corporation or Association).

GOOD NEIGHBOR SOCIETY

By Wallace K Oldfather
Wallace K. Oldfather

GOOD NEIGHBOR SOCIETY OF IOWA INCORPORATED UNDER THE LAWS OF DELAWARE

State of Iowa

County of Delaware ss.

On this 26th day of May, A.D. 1993, before me, a Notary Public in and for said County, personally appeared Wallace K Oldfather, to me personally known, who being by me duly (sworn or affirmed) did say that the person is President (Insert title of executing officer) of said (Corporation or Association), that (the seal affixed to said instrument is the seal of said ~~or no seal has been procured by the said~~) (Corporation or Association) and that said instrument was signed and sealed on behalf of the said (Corporation or Association) by authority of its board of (directors or trustees) and the said President acknowledged the execution of said instrument to be the voluntary act and deed of said (Corporation or Association) by it voluntarily executed.

Barbara P. Ogden
Notary Public in and for said County
Barbara P. Ogden

BARBARA P. OGDEN NOTARIAL SEAL IOWA