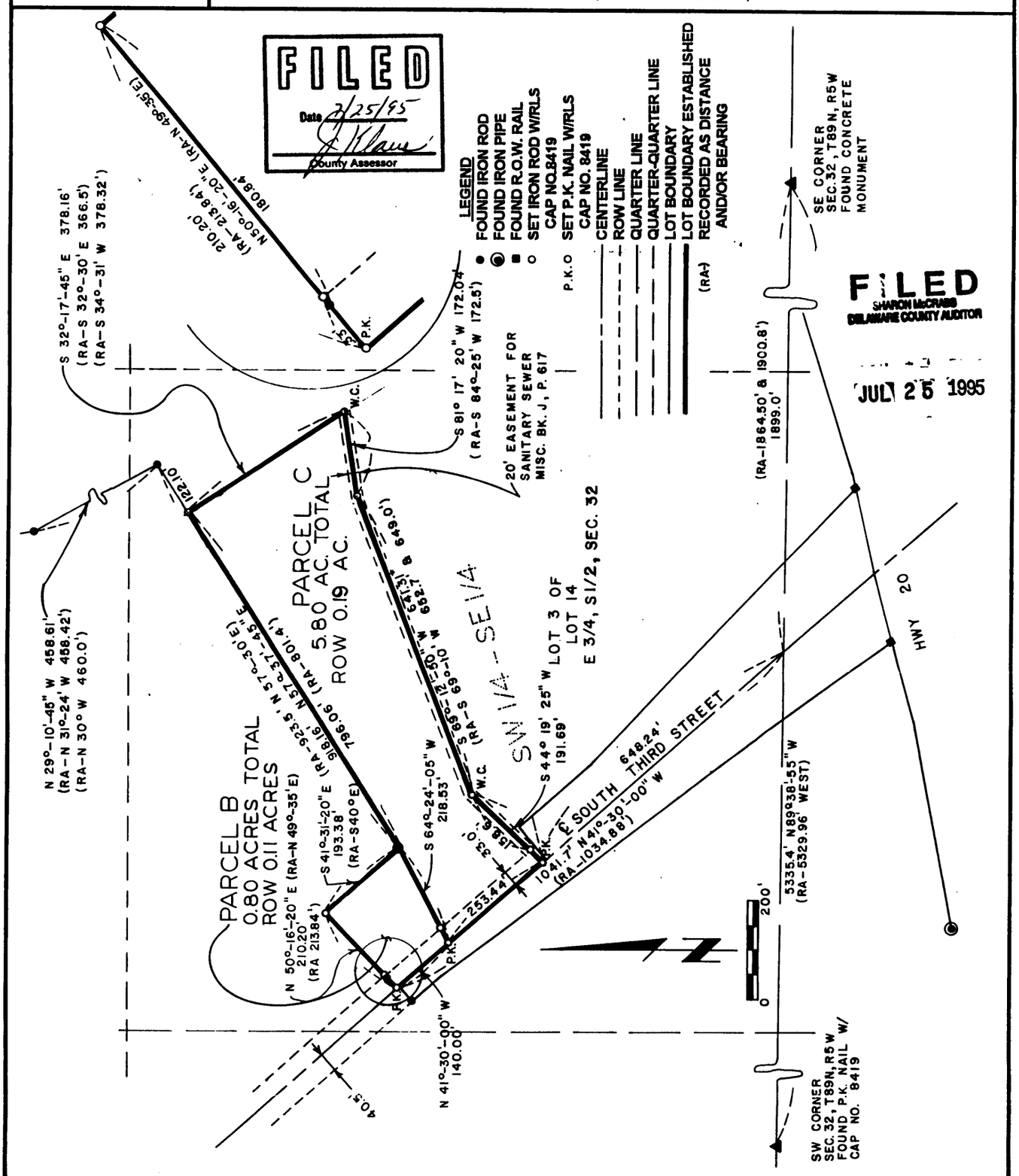
PLAT OF SURVEY

PARCEL B AND PARCEL C -

PARTS OF THE SW 1/4 OF THE SE 1/4 OF SECTION 32, T89N, R5W OF THE FIFTH P.M., CITY OF MANCHESTER, DELAWARE COUNTY, IOWA.

FILED
Date 7/25/95
County Assessor



SURVEYED ON: 5/26& 6/28,30/95 FIELD BK. NO. D.L.	PROPRIETORS: DOROTHY A. SCHRAM	PROJECT NO. 95-35R4

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. MY REGISTRATION WILL BE RENEWED ON JANUARY 1, 1997.

REGISTERED LAND SURVEYOR J. DAVID GIBBS 8419 IOWA

REG. NO. 7/20/95 DATE

SCALE: 1" = 200'
DATE: 7/3/95
DRAWN BY: B.K.W.
CHECKED BY:
REVISED:

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

SHEET 1 OF 3

588003

FILE No. 145-375 RECORDING FEE $ 16.00 TRANSFER FEE $	FILED FOR RECORD THE 25 DAY OF July, 19 95 AT 8:50 O'CLOCK A M. BOOK 7 PAGE 147	STATE OF IOWA, DELAWARE COUNTY Deborah L. Peyton, Recorder Plat A-97

LEGAL DESCRIPTION:

PARCEL B, PART OF THE SW 1/4 OF THE SE 1/4 OF SECTION 32, T89N, R5W OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF MANCHESTER, DELAWARE COUNTY, IOWA; containing a total of 0.80 acres including 0.11 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 Southeast (SE) Corner of Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian; thence along the Southerly line of said Section, North 89°-38'-55" West to the centerline of a county road 1,899.0 feet; thence along said centerline and the Southwesterly line of Lot Three (3) of the Subdivision of Lot Fourteen (14) of the East three-fourths (E 3/4) of the South Half (S 1/2) of said Section, as recorded in Book A of Plats, Page 42 in the Office of the Delaware County Recorder (additional reference Book 2 of Plats, Page 150) North 41°-30'-00" West 1041.7 feet to the Westerly most corner of said Lot Three (3), the **POINT OF BEGINNING**; thence along the Northerly line of said Lot Three (3) North 50°-16'-20" East 210.20 feet; thence continuing along the Northerly line of said Lot Three (3), South 41°-31'-20" East 193.38 feet; thence South 64°-24'-05" West to said centerline 218.53 feet; thence along said centerline North 41°-30'-00" West 140.00 feet to the **POINT OF BEGINNING**; containing a total of 0.80 acres including 0.11 acres of public road right of way. The southwesterly line of Lot Three (3) of the Subdivision of Lot Fourteen (14) of the East three-fourths (E 3/4) of the South one-half (S 1/2) of said Section and the centerline of the county road are assumed to bear North 41°-30'-00" West.

PARCEL C, PART OF THE SW 1/4 OF THE SE 1/4 OF SECTION 32, T89N, R5W OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF MANCHESTER, DELAWARE COUNTY, IOWA; containing a total of 5.68 acres including 0.18 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 Southeast (SE) Corner of Section Thirty-two (32), Township Eighty-nine North (T89N), Range Five West (R5W) of the Fifth Principal Meridian; thence along the Southerly line of the said Section, North 89°-38'-55" West to the centerline of a county road 1899.0 feet; thence along said centerline and the Southwesterly line of Lot Three (3) of the Subdivision of Lot Fourteen (14) of the East Three-fourths (E 3/4) of the South Half (S 1/2) of said Section, as recorded in Book A of Plats, Page 42 in the Office of the Delaware County Recorder (additional reference Book 2 of Plats, Page 150) North 41°-30'-00" West 648.24 feet to the **POINT OF BEGINNING**; thence continuing along the Southwesterly line of said Lot Three (3) and the centerline of said county road, North 41°-30'-00" West 253.44 feet; thence North 64°-24'-05" East 218.53 feet; thence along the Northerly line of said Lot Three (3) North 57°-37'-45" East 796.06 feet; thence South 32°-17'-45" East 378.16 feet to the centerline of a 20 foot wide sanitary sewer easement as recorded in Miscellaneous Book J, Page 617 in the Office of the Delaware County Recorder; thence along said easement centerline South 81°-17'-20" West 172.04 feet; thence continuing along said centerline South 69°-12'-50" West 641.31 feet; thence continuing along said easement centerline South 44°-19'-25" West to the centerline of said county road 191.69 feet, the **POINT OF BEGINNING**; containing a total of 5.80 acres including 0.19 acres in public road right of way and subject to easements of record. The Southwesterly line of Lot Three (3) of the Subdivision of Lot Fourteen (14) of the East Three-fourths (E 3/4) of the South One-half (S 1/2) of said Section and the centerline of the County road are assumed to bear North 41°-30'-00" West.

The attached Plat and above legal descriptions represent a division of the parcel as described in L.D. Book 90, Page 196 in the Office of the Delaware County Recorder into Parcel B and Parcel C.

SURVEYOR'S CERTIFICATE:

I hereby certify that this plat, map, survey or report 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 7/20/95

J. David Gibbs Date Reg. No. 8419.
My registration will be renewed on January 1, 1997.

REGISTERED LAND SURVEYOR J. DAVID GIBBS 8419 IOWA

OWNERS ACKNOWLEDGMENT:

I Dorothy A. Schram of Delaware County, State of Iowa, do hereby certify that the above survey, as shown by the attached Plat, is made with my free consent, and in accordance with my desire.

Dorothy A. Schram

Dorothy A. Schram

State of Iowa

County of Delaware ss.

On this 10th day of July A.D. 1995 before me, a Notary Public in and for said County, personally appeared Dorothy A. Schram, to me known to be the person named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.

Teresa J. Greve

Notary Public in and For said County

TERESA J. GREVE
MY COMMISSION EXPIRES
02-19-96