FILED
Date 12/20/96
John R. Klaus, CSD
County Assessor

DEC 20 1996

BOOK 8 PAGE 25
DEBORAH L. PEYTON
DELAWARE CO. RECORDER
$6.00

'96 DEC 20 AM 10 18
DELAWARE COUNTY IOWA
FILED

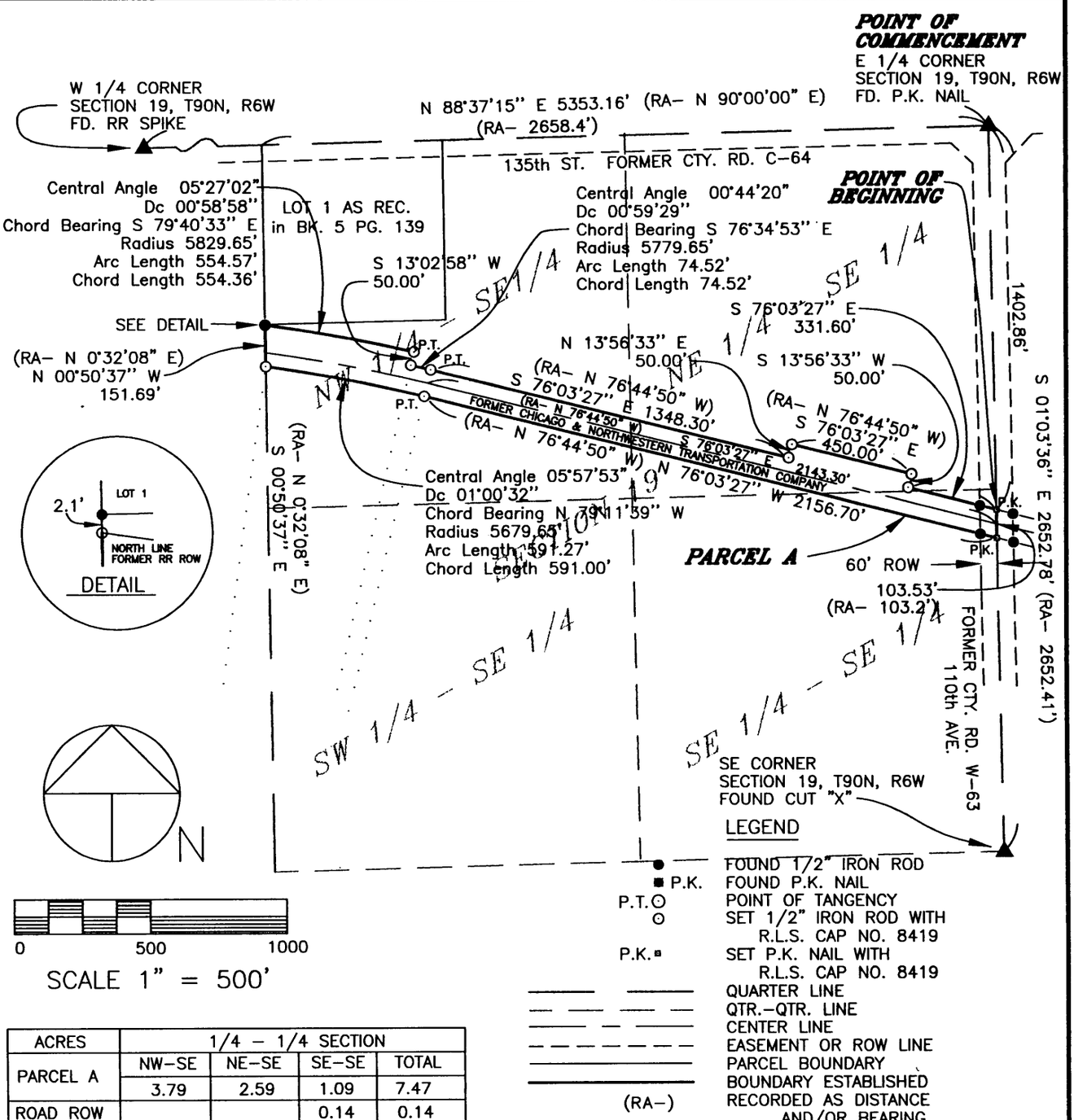
381-1911

PREPARED BY: J. DAVID GIBBS, P.O. BOX 295 MANCHESTER, IA 52057 319-927-2434

PLAT OF SURVEY

PARCEL A

PART OF THE SE 1/4, SECTION 19, T90N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



LEGEND

- FOUND 1/2" IRON ROD
- ■ P.K. FOUND P.K. NAIL
- P.T. ○ POINT OF TANGENCY
- ○ SET 1/2" IRON ROD WITH R.L.S. CAP NO. 8419
- P.K. ▪ SET P.K. NAIL WITH R.L.S. CAP NO. 8419
- ——— QUARTER LINE
- — — — QTR.-QTR. LINE
- — — — CENTER LINE
- - - - - - EASEMENT OR ROW LINE
- ——— PARCEL BOUNDARY
- ——— BOUNDARY ESTABLISHED
- (RA-) RECORDED AS DISTANCE AND/OR BEARING

ACRES	1/4 - 1/4 SECTION			
	NW-SE	NE-SE	SE-SE	TOTAL
PARCEL A	3.79	2.59	1.09	7.47
ROAD ROW			0.14	0.14

SURVEYED ON: 12/3 - 12/18/96

PROPRIETORS: ROBERT SMITH

PROJECT NO. 96-50

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, P.E., RLS. REG. NO. 8419 DATE 12/19/96

MY REGISTRATION WILL BE RENEWED ON JANUARY 1, 1997

REGISTERED LAND SURVEYOR J. DAVID GIBBS 8419 IOWA

SCALE: 1"=500'

DATE: 12/16/96

DRAWN BY: RLR

CHECKED BY: JDG

FIELD BK: D.L.

REVISED

SHEET 1 OF 3

GIBBS ENGINEERING & SURVEYING
PROFESSIONAL SERVICES BUILDING
223 WEST MAIN STREET, MANCHESTER, IA 52057

For Deletion, See Book 13 Page 36 3/6/97

DATE 12-20-96 BOOK 8 PAGE 25

LEGAL DESCRIPTION

PARCEL A, PART OF THE SOUTHEAST QUARTER OF SECTION NINETEEN (19), TOWNSHIP NINETY NORTH (T90N), RANGE SIX WEST (R6W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA; containing a total of 7.47 acres including 0.14 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 East Quarter (E ¼) Corner of the Southeast Quarter (SE ¼) of Section Nineteen (19), Township Ninety North (T90N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

Thence along the Easterly Line of the Southeast Quarter (SE ¼) of said Section, South 01°-03'-36"East to the Northerly Line of the former Chicago & Northwestern Transportation Company right of way 1402.86 feet, the **POINT OF BEGINNING;**

Thence continuing along the Easterly Line of said Southeast Quarter (SE ¼) South 01°-03'-36" East to the Southerly Line of said former right of way 103.53 feet;

Thence along said Southerly Line North 76°-03'-27" West to a Point of Tangency 2156.70 feet;

Thence continuing along said Southerly Line along a circular curve concave southwesterly for an arc length of 591.27 feet to the Westerly Line of said Southeast Quarter (SE ¼), said circular curve having a radius of 5679.65 feet, a central angle of 05°-57'-53", a chord bearing of North 79°-11'-39" West and a chord length of 591.00 feet;

Thence along the Westerly Line of said Southeast Quarter (SE ¼) North 00°-50'-37" West to the Northerly Line of said former right of way 151.69 feet;

Thence along the Northerly Line of said former right of way along a circular curve concave Southwesterly for an arc length of 554.57 feet to a Point of Tangency, said circular curve having a radius of 5829.65 feet, a central angle of 05°-27'-02", a chord bearing of South 79°-40'-33" East and a chord length of 554.36 feet;

Thence continuing along the Northerly Line of said former right of way South 13°-02'-58" West 50.00 feet;

Thence continuing along the Northerly Line of said former right of way along a circular curve concave Southwesterly for an arc length of 74.52 feet to a Point of Tangency, said circular curve having a radius of 5779.65 feet, a central angle of 00°-44'-20", a chord bearing of South 76°-34'-53" East and a chord length of 74.52 feet;

Thence continuing along the Northerly Line of said former right of way South 76°-03'-27" East 1348.30 feet;

Thence continuing along the Northerly Line of said former right of way North 13°-56'-33" East 50.00 feet;

Thence continuing along the Northerly Line of said former right of way South 76°-03'-27" East 450.00 feet;

Thence continuing along the Northerly Line of said former right of way South 13°-56'-33" West 50.00 feet;

Thence continuing along the Northerly Line of said former right of way South 76°-03'-27" East 331.60 feet to the **POINT OF BEGINNING;**

Containing a total of 7.47 acres including 0.14 acres of public road right of way and subject to easements of record.

The Easterly Line of the Southeast Quarter (SE ¼) of Section Nineteen (19), Township Ninety North (T90N), Range Six West (R6W) of the Fifth Principal Meridian is assumed to bear South 01°-03'-36"East.

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 12/17/96

J. David Gibbs, REG. NO. 8419 DATE

My Registration will be renewed on January 1, 1997

OWNER'S ACKNOWLEDGMENT

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

Robert Smith

State of Iowa)
)
County of Delaware) Ss:

On this 20 day of December A.D. 1996, before me a Notary Public in and for said County, personally appeared Robert Smith , to me known to be the person(s) named and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Donna M. Kunde
Notary Public in and for said County

NOTARIAL SEAL IOWA
DONNA M. KUNDE
MY COMMISSION EXPIRES
1-16-97