FILED
Date 4-16-97
County Auditor
DELAWARE COUNTY IOWA
APR 16 1997

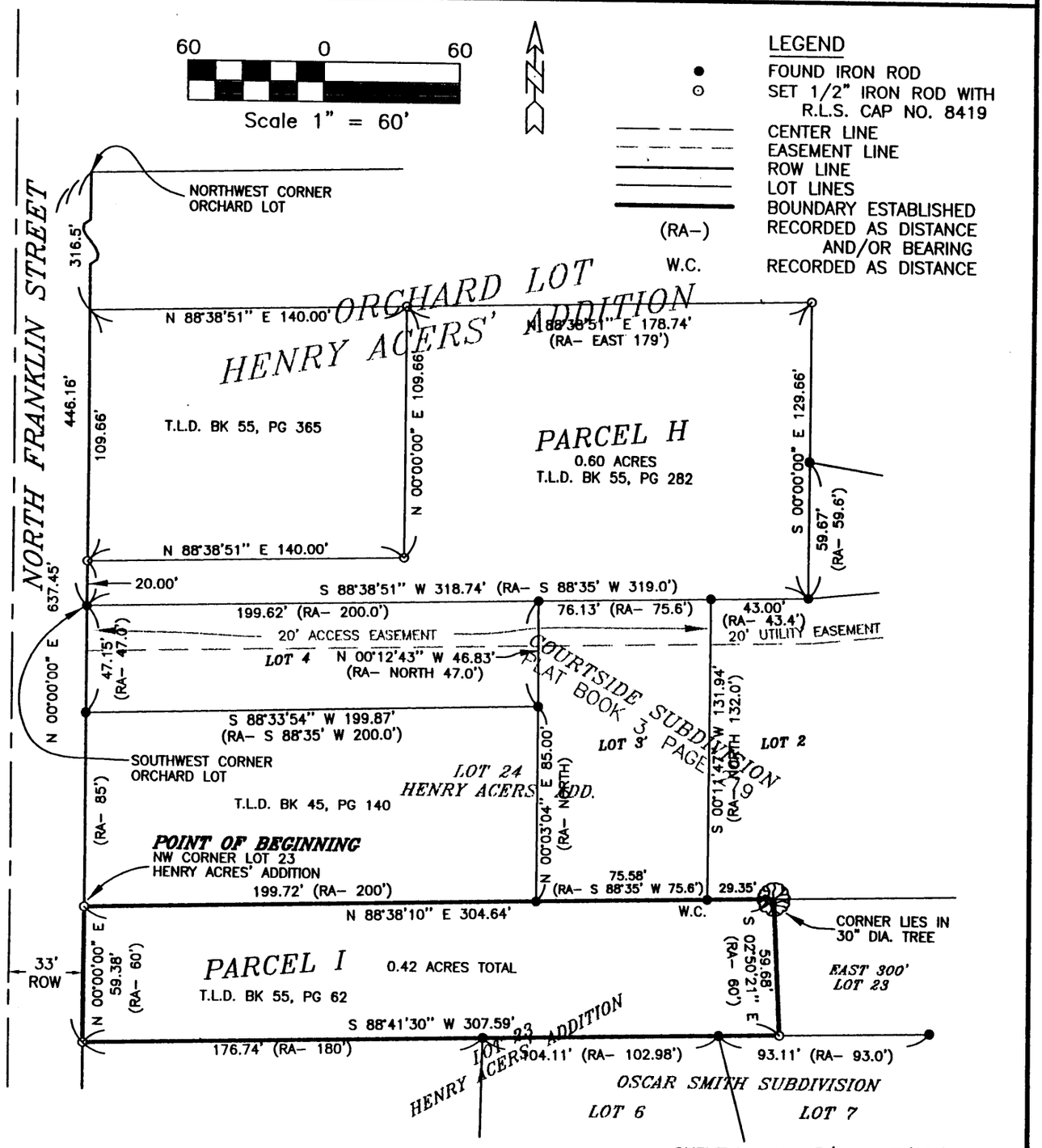
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PREPARED BY: J DAVID GIBBS; P.O. BOX 295 MANCHESTER, IA 52057 319-927-2434

PLAT OF SURVEY

PARCEL I

NORTH 60 FEET EXCEPT THE EAST 300 FEET OF LOT 23 OF HENRY ACERS' ADDITION, CITY OF MANCHESTER, IOWA (SECTION 29, T89N, R5W OF THE FIFTH P.M.)



SURVEYED ON: 3/24 & 3/26/97

REGISTERED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1,2

PROPRIETORS:
RANDY RATTENBORG

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

J. DAVID GIBBS, P.E., RLS. REG. NO. 8419 — DATE 4/16/97

MY LICENSE RENEWAL DATE IS DECEMBER 31,1998

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

PROJECT NO. 97–06
SCALE: 1"=60'
DATE: 4/12/97
DRAWN BY: RLR
CHECKED BY: JDG
FIELD BK: D.L.
REVISED
SHEET 1 OF 2

DATE 4-16-97 BOOK 8 PAGE 42

LEGAL DESCRIPTION

PARCEL I, THE NORTH SIXTY (60') FEET EXCEPT THE EAST THREE HUNDRED (300') FEET OF LOT TWENTY-THREE (23) OF HENRY ACERS' ADDITION, SECTION TWENTY-NINE (29), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF MANCHESTER, DELAWARE COUNTY, IOWA; containing a total of 0.42 acres; subject to easements of record and more specifically described by metes and bounds as follows:

BEGINNING at the Northwest Corner of Lot Twenty-three (23) of Henry Acers' Addition as recorded in Plat Book 1, Page 1 in the Office of the Delaware County Recorder;

THENCE North 88° 38' 10" East along the Northerly Line of Lot Twenty-three (23) to the Westerly Line of the East Three Hundred (300) feet of said Lot Twenty-three (23), 304.64 feet;

THENCE South 02° 50' 21" East to the Northerly Line of Lot 7 of Oscar Smith Subdivision as recorded in the Office of the Delaware County Recorder on Plat Book 3, Page 42, 59.68 feet;

THENCE along the Northerly Line of Lot 6 and Lot 7 of said Oscar Smith Subdivision and the Southerly Line of the Northerly Sixty (60) feet of said Lot Twenty-three (23) to the Easterly Line of North Franklin Street and the Westerly Line of said Lot Twenty-three (23) South 88° 41' 30" West 307.59 feet;

THENCE North 00° 00' 00" East along said Easterly Line of North Franklin Street and the Westerly Line of said Lot Twenty-three (23) 59.38 feet to the **POINT OF BEGINNING**, said Parcel I containing a total of 0.42 acres; subject to easements of record.

The Easterly Line of North Franklin Street is assumed to bear North 00° 00' 00" East.

SURVEYOR'S CERTIFICATE

I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision, that all monuments have been found or placed and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

J. David Gibbs 4/16/97

J. David Gibbs License # 8419 DATE

My license renewal date is December 31, 1998

REGISTERED LAND SURVEYOR
J. DAVID GIBBS 8419
IOWA

OWNER'S ACKNOWLEDGMENT

I Randy Rattenborg 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 our desire.

Randy Rattenborg

State of Iowa)
)
County of Delaware) Ss:

On this 16th day of April A.D. 1997, before me a Notary Public in and for said County, personally appeared Randy Rattenborg 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
8-16-97