FILED
Date 9-20-99
County Assessor

SEP 20 1999

FILED

BOOK 1999 PAGE 3326
DELAWARE COUNTY IOWA
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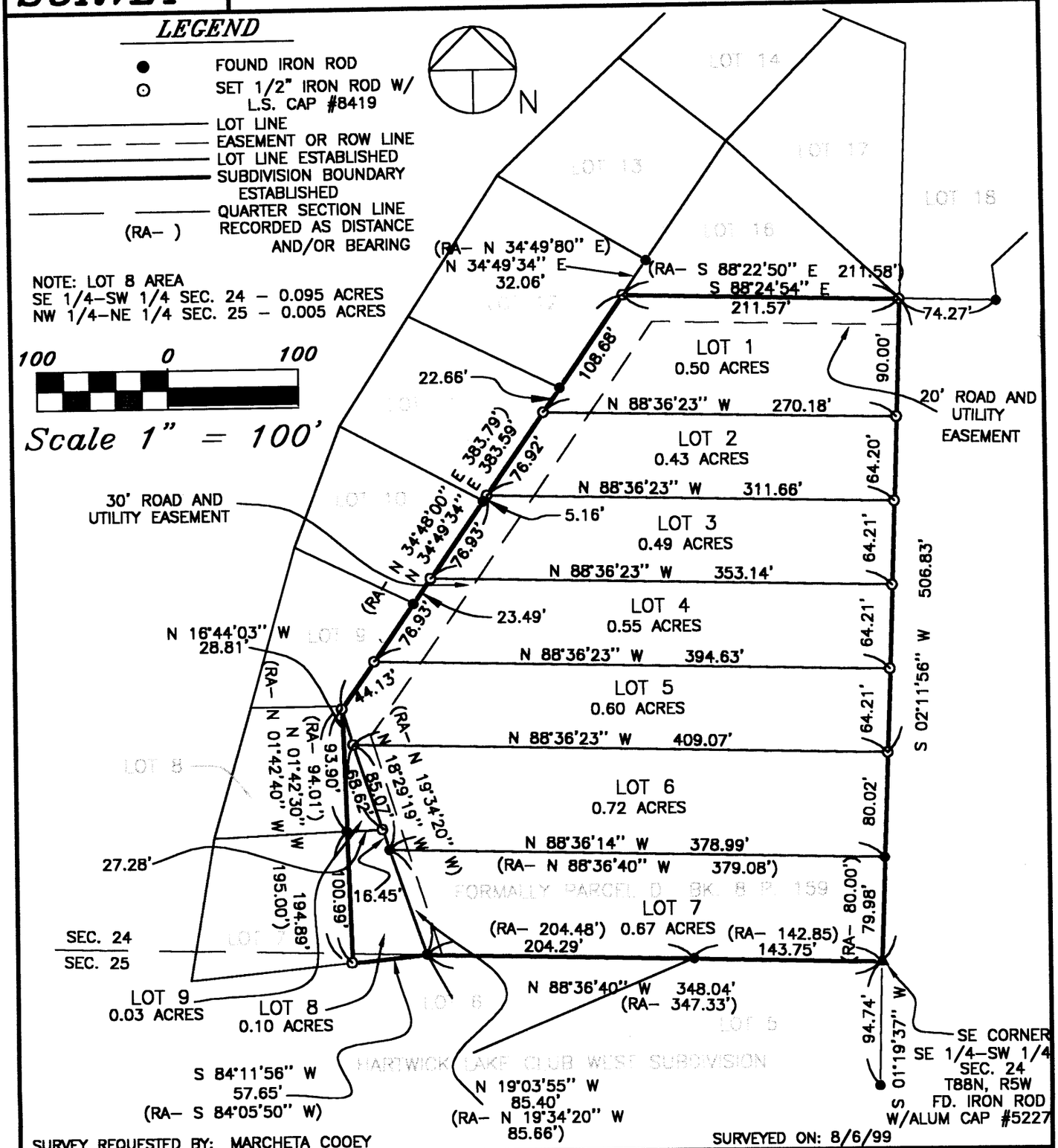
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DELAWARE COUNTY IOWA
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PREPARED BY: J DAVID GIBBS; P.O. BOX 295 MANCHESTER, IA 52057 319-927-2434

PLAT OF SURVEY

HARTWICK LAKE CLUB WEST SECOND SUBDIVISION

A SUBDIVISION OF PART OF THE SE 1/4 OF THE SW 1/4, (including Parcel D), OF SECTION 24 AND PART OF THE NE 1/4 OF THE NW 1/4 OF SECTION 25; ALL IN T88N, R5W, OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



SURVEY REQUESTED BY: MARCHETA COOEY

SURVEYED ON: 8/6/99

PROPRIETORS:
ROBERT L. STEPHEN, ARCHIE W. COOEY JR. & MARCHETA R. COOEY

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., L.S. LIC. #8419 DATE 9/9/99

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2000

LICENSED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 4

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

PROJECT NO. 99-47
SCALE: 1"=100'
DATE: 8/10/99
DRAWN BY: RDD
CHECKED BY: JDG
FIELD BK: DL
REVISED
SHEET 1 OF 4

BOOK 1999 PAGE 3326

LEGAL DESCRIPTION

HARTWICK LAKE CLUB WEST SECOND SUBDIVISION; *A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER (SE ¼) OF THE SOUTHWEST (SW ¼), (INCLUDING PARCEL D), OF SECTION TWENTY-FOUR (24) AND PART OF THE NORTHEAST QUARTER (NE ¼) OF THE NORTHWEST QUARTER (NW ¼), OF SECTION TEWNTY-FIVE (25), TOWNSHIP EIGHTY-EIGHT NORTH (T88N), RANGE FIVE WEST (R5W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA;* into nine (9) lots numbered Lot One (1) through Lot Nine (9), containing a total of 4.09 acres, subject to easements of record and more specifically described by metes and bounds as follows:

BEGINNING at the Southeast Corner of the Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) of Section Twenty-four (24), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE North 88°36'40" West, along the Northerly line of Lot Five (5) and Lot Six (6) of Hartwick Lake Club West Subdivision, as recorded in Book 5 of Plats, Page 40 in the office of the Delaware County Recorder, 348.04 feet;

THENCE South 84°11'56" West, continuing along the Northerly line of said Lot Six (6) 57.65 feet;

THENCE North 1°42'30" West, along the Easterly line of Lot Seven (7) and Lot Eight (8) of said Hartwick Lake Club West Subdivision 194.89 feet;

THENCE North 34°49'34" East, along the Easterly line of Lot Nine (9), Lot Ten (10), Lot Eleven (11) and Lot Twelve (12) of said Hartwick Lake Club West Subdivision 383.59 feet;

THENCE South 88°24'54" East, along the Southerly line of Lot Sixteen (16) of said Hartwick Lake Club West 211.57 feet;

THENCE South 02°11'56"West, 506.83 feet to the **POINT OF BEGINNING**.

Containing a total of 4.09 acres divided into Nine (9) lots, numbered Lot One (1) through Lot Nine (9), and subject to easements of record.

The Northerly Line of Lot (5) of Hartwick Lake Club West Subdivision is assumed to bear North 88°36'40" West.

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.

I hereby certify that a minimum of two (2) control monuments have been found or placed and that all monuments indicated will be placed within one (1) year of the recording of the plat.

J. David Gibbs 2/9/99

J. David Gibbs REG. NO. 8419 DATE
My license renewal date is December 31, 2000

LICENSED LAND SURVEYOR
J. DAVID GIBBS 8419
IOWA

OWNER'S ACKNOWLEDGMENT

I (we) Archie W. Cooey Jr. & Marcheta R. Cooey 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.

Archie W. Cooey Jr.

Marcheta R. Cooey

State of Iowa)
)
County of Delaware) Ss:

On this 2nd day of August A.D. 1999, before me a Notary Public in and for said County, personally appeared Archie W. Cooey Jr. & Marcheta R. Cooey 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. Kruse
Notary Public in and for said County

DONNA M. KRUSE
MY COMMISSION EXPIRES
8-16-2000

OWNER'S ACKNOWLEDGMENT

I (we) Robert L. Stephen 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 L. Stephen

State of Iowa)
)
County of Delaware) Ss:

On this day of 8-24 A.D. 1999, before me a Notary Public in and for said County, personally appeared Robert L. Stephen 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.

Notary Public in and for said County
12-10-2001

CERTIFICATE OF TREASURER

I, the undersigned, Carolyn A. Wilson, Treasurer of Delaware County, Iowa, do hereby certify that all taxes and special assessments against ***HARTWICK LAKE CLUB WEST SECOND SUBDIVISION***, Delaware County, Iowa, have been paid and said real estate is free and clear of all taxes as of this date.

Carolyn A. Wilson
Carolyn A. Wilson, County Treasurer

DELAWARE COUNTY E-911 BOARD

The foregoing plat of ***HARTWICK LAKE CLUB WEST SECOND SUBDIVISION***, has been examined and approved as to being in full compliance with Delaware County Ordinance #12, The Uniform Rural Address System, as passed and adopted by the Delaware County Board of Supervisors on the 6 day AUGUST, 1996.

Norman Wellman
Norman Wellman - Coordinator
Delaware County E-911 Board

State of Iowa)
)
County of Delaware Ss:

On this 20th day of September, 1999 before me J. David Gibbs, a Notary Public in and for the State of Iowa, personally appeared Norman Wellman, to me personally known, and, who, being me duly sworn, did say that he is the Coordinator for the Delaware County E-911 Board.

J. David Gibbs
Notary Public

J. DAVID GIBBS
MY COMMISSION EXPIRES
8/17/99

OWNER'S ACKNOWLEDGMENT

Karla R. Stephen, wife of
Robert L. Stephen 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.

Karla R. Stephen

State of Iowa)
)
County of Delaware) Ss:

On this day of Sept A.D. 19 99, before me a Notary Public in and for said County, personally appeared Karla R. Stephen 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.

Notary Public in and for said County
12-10-2001

ATTORNEY'S OPINION

I, John Q. Swift, a practicing attorney at law in Delaware County, Iowa, have examined the abstract of title to the land included in ***H.L.C. West Second Addition,*** on premises more specifically described in the Surveyor's Certificate of J. David Gibbs, dated September 9, 1999.

Said abstract has been prepared in its entirety by the Delaware County Abstract Company, Inc., and was last certified to by said company on the 27th day of August, A.D., 1999, at the hour of 8 o'clock A.M.

My examination of said abstract shows good and merchantible title on the date and hour of the certification to be in Archie W. Cooey, Jr. & Marcheta R. Cooey, husband and wife and Robert L. Stephen, subject to taxes, easements and covenants.

Dated at Manchester, Iowa, in said County, this 9th day of September, 1999.

Attorney at Law John Q. Swift