FILED
Date 8-31-00
John R. Klaus DY
County Assessor

AUG 31 2000

FILED

BOOK 2000 PAGE 2600
DEBORAH L. PEYTON
DELAWARE CO. RECORDER
11.00

2000 AU 31 AM 10:05

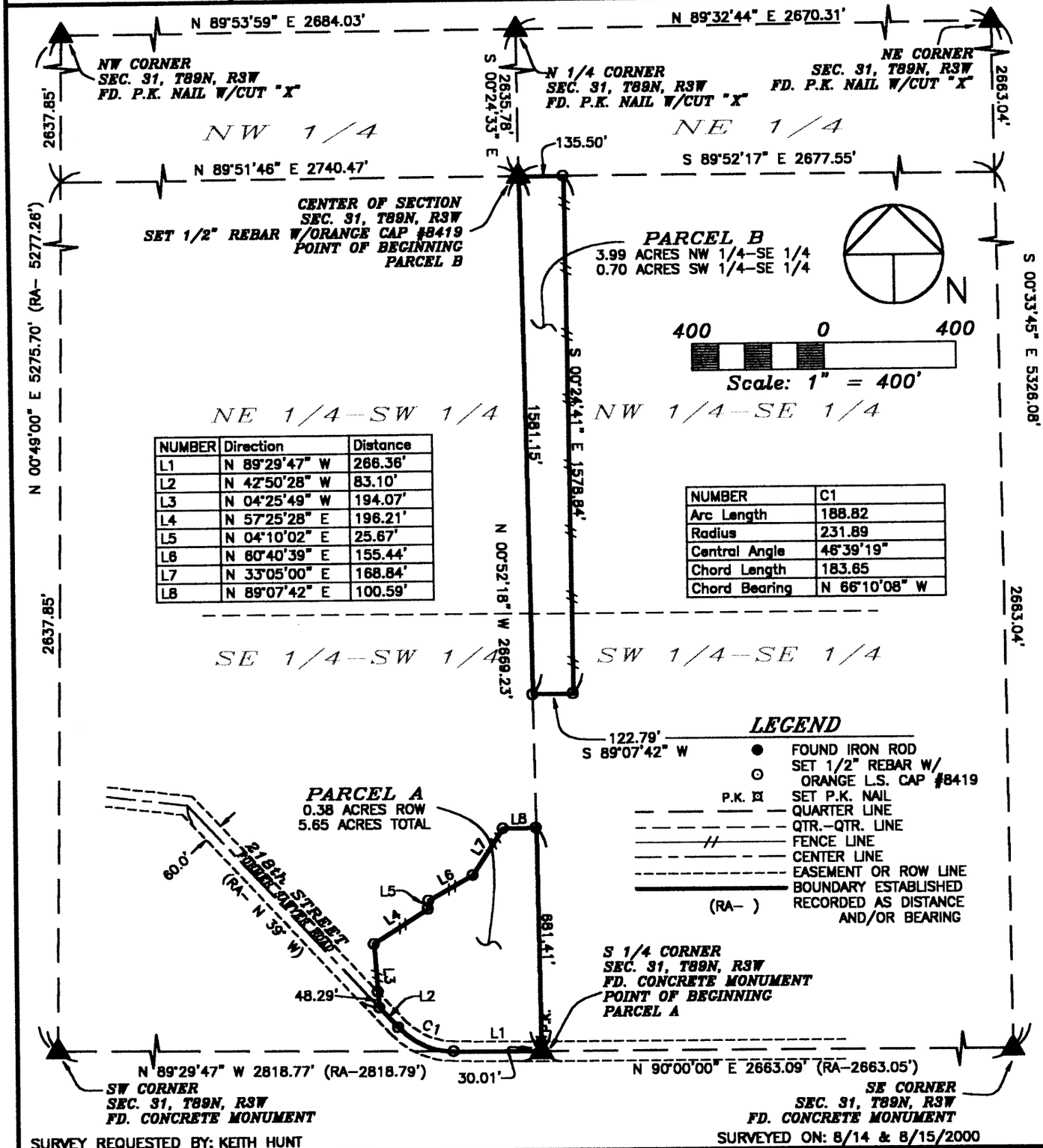
DELAWARE COUNTY IOWA
FILED

CHG

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 – SW 1/4
PARCEL B, PART OF THE NW 1/4 – SE 1/4 & SW 1/4 – SE 1/4
ALL IN SEC. 31, T89N, R3W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



NUMBER	Direction	Distance
L1	N 89°29'47" W	266.36'
L2	N 42°50'28" W	83.10'
L3	N 04°25'49" W	194.07'
L4	N 57°25'28" E	196.21'
L5	N 04°10'02" E	25.67'
L6	N 60°40'39" E	155.44'
L7	N 33°05'00" E	168.84'
L8	N 89°07'42" E	100.59'

NUMBER	C1
Arc Length	188.82
Radius	231.89
Central Angle	46°39'19"
Chord Length	183.65
Chord Bearing	N 66°10'08" W

LEGEND

- ● FOUND IRON ROD
- ⊙ SET 1/2" REBAR W/ ORANGE L.S. CAP #8419
- P.K. ⊠ SET P.K. NAIL
- QUARTER LINE
- QTR.–QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- BOUNDARY ESTABLISHED
- (RA–) RECORDED AS DISTANCE AND/OR BEARING

SURVEY REQUESTED BY: KEITH HUNT

SURVEYED ON: 8/14 & 8/15/2000

PROPRIETORS: PARCEL A, EVERETT C. & ALICE M. HUNT
PARCEL B, KEITH A. & DEBORAH M. HUNT

PROJECT NO. 00–35

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.

LICENSED LAND SURVEYOR
J. DAVID GIBBS
8419
IOWA

J. David Gibbs 8/30/00

J. DAVID GIBBS, P.E., L.S. LIC. #8419 DATE

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2000

PAGES OR SHEETS COVERED BY THIS SEAL: 1–2

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

SCALE: 1"=400'
DATE: 8/15/2000
DRAWN BY: RLR
CHECKED BY: JDG
FIELD BK: D.L.
REVISED
SHEET 1 OF 2

BOOK 2000 PAGE 2600

LEGAL DESCRIPTION:

***PARCEL A**, PART OF THE SOUTHEAST QUARTER (SE ¼) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION THIRTY-ONE (31), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing a total of 5.65 acres, including 0.38 acres of public road right of way, subject to easements of record, and more specifically described by metes and bounds as follows;

BEGINNING at the South Quarter Corner of Section Thirty-one (31), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Southerly Line of the Southwest Quarter (SW ¼) of said Section Thirty-one (31), also being the centerline of 218th Street, North 89° 29' 47" West, 266.36 feet;

THENCE along the centerline of 218th Street along a circular curve concave Northeasterly for an arc length of 188.82 feet, said circular curve having a radius of 231.89 feet, a central angle of 46° 39' 19", a chord length of 183.65 feet, and a chord bearing of North 66° 10' 08" West;

THENCE continuing along the centerline of 218th Street, North 42° 50' 28" West, 83.10 feet;

THENCE North 04° 25' 49" West, 194.07 feet;

THENCE North 57° 25' 28" East, 196.21 feet;

THENCE North 04° 10' 02" East, 25.67 feet;

THENCE North 60° 40' 39" East, 155.44 feet;

THENCE North 33° 05' 00" East, 168.84 feet;

THENCE North 89° 07' 42" East, to the Easterly Line of the Southwest Quarter (SW ¼) of said Section Thirty-one (31), 100.59 feet;

THENCE along the Easterly Line of the Southwest Quarter (SW ¼) of said Section Thirty-one (31), South 00° 52' 18" East, 681.41 feet to the **POINT OF BEGINNING**;

Containing a total of 5.65 acres, including 0.38 acres of public road right of way and subject to easements of record.

The Southerly Line of the Southeast Quarter (SE ¼) of Section Thirty-one (31), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 90° 00' 00" East.

LEGAL DESCRIPTION:

***PARCEL B**, PART OF THE SOUTHEAST QUARTER (SE ¼) OF SECTION THIRTY-ONE (31), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE THREE WEST (R3W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA,* containing 4.69 acres, subject to easements of record, and more specifically described by metes and bounds as follows;

BEGINNING at the Center of Section of Section Thirty-one (31), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Northerly Line of the Southeast Quarter (SE ¼) said Section Thirty-one (31), South 89° 52' 17" East, 135.50 feet;

THENCE South 00° 24' 41" East, 1578.84 feet;

THENCE South 89° 07' 42" West, to the Westerly Line of the Southeast Quarter (SE ¼) of said Section Thirty-one (31), 122.79 feet;

THENCE along the Westerly Line of the Southeast Quarter (SE ¼) of said Section Thirty-one (31), North 00° 52' 18" West, 1581.15 feet to the **POINT OF BEGINNING**;

Containing 4.69 acres and subject to easements of record.

The Southerly Line of the Southeast Quarter (SE ¼) of Section Thirty-one (31), Township Eighty-nine North (T89N), Range Three West (R3W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear North 90° 00' 00" East.