FILED
Date 1-25-01
County Assessor

JAN 25 2001

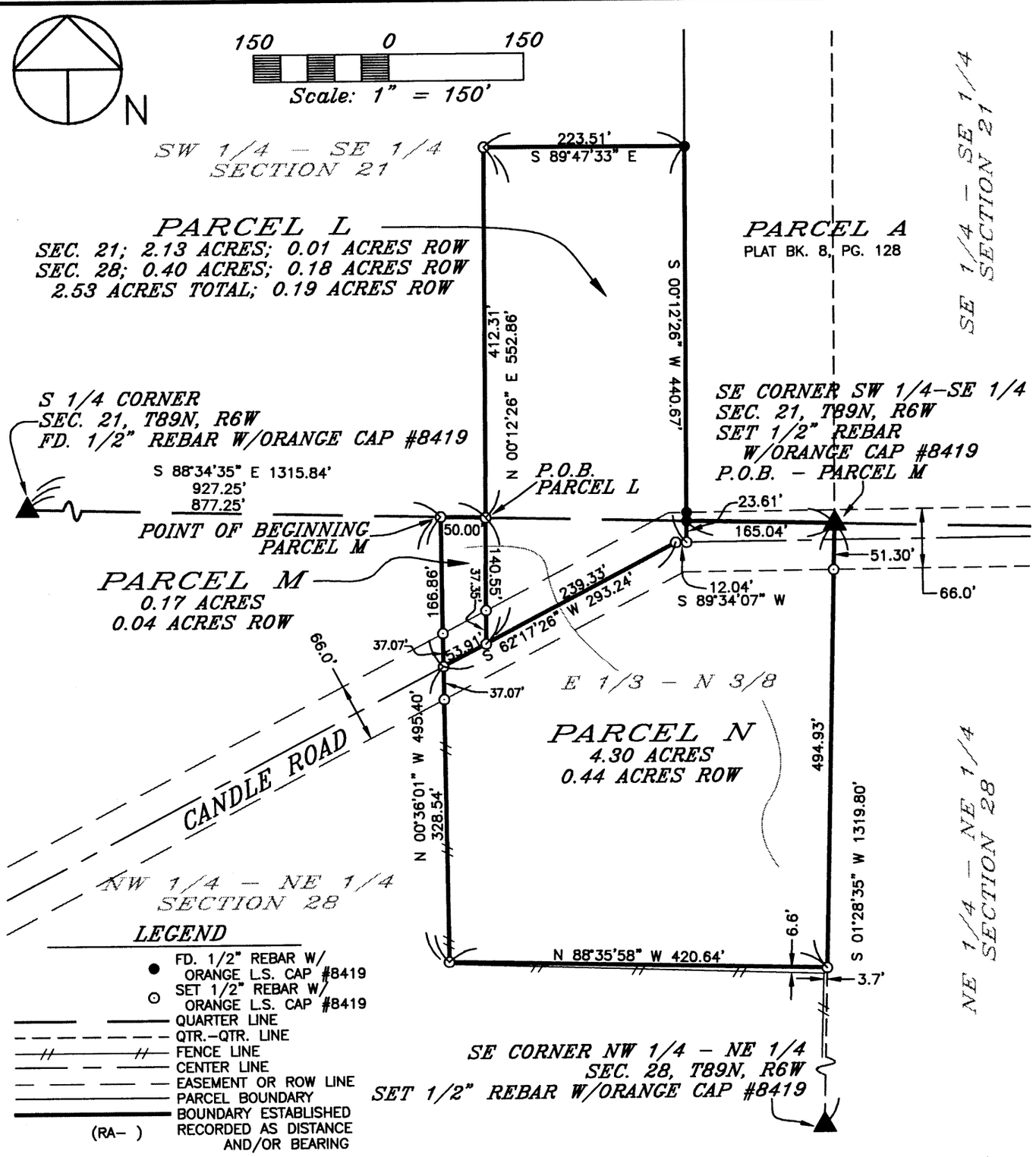
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DELAWARE COUNTY IOWA
FILED
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BOOK 2001 PAGE 287
DEBORAH L. PEYTON
DELAWARE CO. RECORDER
1/6.00

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

PLAT OF SURVEY

PARCEL L, PART OF THE SW 1/4-SE 1/4, SEC. 21 & PART OF THE E 1/3-N 3/8 OF THE NW 1/4-NE 1/4, SEC. 28; PARCELS M & N, PART OF THE E 1/3-N 3/8 OF THE NW 1/4-NE 1/4, SEC 28, ALL IN T89N, R6W OF THE FIFTH P.M., DELAWARE COUNTY, IOWA



LEGEND

- FD. 1/2" REBAR W/ ORANGE L.S. CAP #8419
- SET 1/2" REBAR W/ ORANGE L.S. CAP #8419
- QUARTER LINE
- QTR.-QTR. LINE
- FENCE LINE
- CENTER LINE
- EASEMENT OR ROW LINE
- PARCEL BOUNDARY
- BOUNDARY ESTABLISHED
- (RA-) RECORDED AS DISTANCE AND/OR BEARING

SURVEY REQUESTED BY: MATT MCQUILLEN

SURVEYED ON: 12/28/2000 & 1/5/2001

PROPRIETORS:
CHARLES L. WALSTON & GRACE E. WALSTON, TRUSTEES

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

J. DAVID GIBBS, P.E., L.S. LIC. #8419 DATE 1/25/01

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2002

PAGES OR SHEETS COVERED BY THIS SEAL: 1-3

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

PROJECT NO.	00-75
SCALE:	1"=150'
DATE:	1/4/2001
DRAWN BY:	RLR
CHECKED BY:	JDG
FIELD BK:	D.L.
REVISED	
SHEET	1 OF 4

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LEGAL DESCRIPTION:

PARCEL L, PART OF THE SOUTHWEST QUARTER (SW ¼) OF THE SOUTHEAST QUARTER (SE ¼) OF SECTION TWENTY-ONE (21), AND PART OF THE EAST ONE-THIRD (E 1/3) OF THE NORTH THREE-EIGHTHS (N 3/8) OF THE NORTHWEST QUARTER (NW ¼) OF THE NORTHEAST QUARTER (NE ¼) OF SECTION TWENTY-EIGHT (28), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE SIX WEST (R6W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 2.53 acres, including 0.19 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 South Quarter Corner of Section Twenty-one (21), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Southerly Line of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of said Section Twenty-one (21), South 88° 34' 35" East, 927.25 feet to the **POINT OF BEGINNING**;

THENCE North 00° 12' 27" East, 412.31 feet;

THENCE South 89° 47' 33" East, to the Westerly Line of Parcel A, as recorded in Book 8 of Plats, Page 128 in the Office of the Delaware County Recorder, 223.51 feet;

THENCE along the Westerly Line of said Parcel A, South 00° 12' 26" West, to the centerline of Candle Road, 440.67 feet;

THENCE along the centerline of Candle Road, South 89° 34' 07" West, 12.04 feet;

THENCE continuing along the centerline of Candle Road, South 62° 17' 26" West, 239.33 feet;

THENCE North 00° 12' 27" East, 140.55 feet to the **POINT OF BEGINNING**;

Containing a total of 2.53 acres, including 0.19 acres of public road right of way, and subject to easements of record.

The Southerly Line of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Twenty-one (21), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear South 88° 34' 35" East.

LEGAL DESCRIPTION:

PARCEL M, PART OF THE EAST ONE-THIRD (E 1/3) OF THE NORTH THREE-EIGHTHS (N 3/8) OF THE NORTHWEST QUARTER (NW ¼) OF THE NORTHEAST QUARTER (NE ¼) OF SECTION TWENTY-EIGHT (28), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE SIX WEST (R6W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 0.17 acres, including 0.04 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 South Quarter Corner of Section Twenty-one (21), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Southerly Line of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of said Section Twenty-one (21), South 88° 34' 35" East, 877.25 feet to the **POINT OF BEGINNING**;

THENCE continuing along the Southerly Line of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of said Section Twenty-one (21), South 88° 34' 35" East, 50.00 feet;

THENCE South 00° 12' 27" West, to the centerline of Candle Road, 140.55 feet;

THENCE along the centerline of Candle Road, South 62° 17' 26" West, to the Westerly Line of the East One-third (E 1/3) of the North Three-eighths (N 3/8) of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of Section Twenty-eight (28), 53.91 feet;

THENCE along said Westerly Line, North 00° 36' 01" West, 166.86 feet to the **POINT OF BEGINNING**;

Containing a total of 0.17 acres, including 0.04 acres of public road right of way and subject to easements of record.

The Southerly Line of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Twenty-one (21), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear South 88° 34' 35" East.

LEGAL DESCRIPTION:

PARCEL N, PART OF THE EAST ONE-THIRD (E 1/3) OF THE NORTH THREE-EIGHTHS (N 3/8) OF THE NORTHWEST QUARTER (NW ¼) OF THE NORTHEAST QUARTER (NE ¼) OF SECTION TWENTY-EIGHT (28), TOWNSHIP EIGHTY-NINE NORTH (T89N), RANGE SIX WEST (R6W) OF THE FIFTH PRINCIPAL MERIDIAN, DELAWARE COUNTY, IOWA, containing a total of 4.30 acres, including 0.44 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 Southeast Corner of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Twenty-one (21), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa;

THENCE along the Easterly Line of Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of Section Twenty-eight (28), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa, South 01° 28' 35" West, to the Southerly Line of the East One-third (E 1/3) of the North Three-eighths (N 3/8) of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of said Section Twenty-eight (28), 494.93 feet;

THENCE along the Southerly Line of said East One-third (E 1/3) of the North Three-eighths (N 3/8), North 88° 35' 58" West, to the Westerly Line of said East One-third (E 1/3) of the North Three-eighths (N 3/8), 420.64 feet;

THENCE along the Westerly Line of said East One-third (E 1/3) of the North Three-eighths (N 3/8), North 00° 36' 01" West, to the centerline of Candle Road, 328.54 feet;

THENCE along the centerline of Candle Road, North 62° 17' 26" East, 293.24 feet;

THENCE continuing along the centerline of Candle Road, North 89° 34' 07" East, 12.04 feet;

THENCE North 00° 12' 26" East, to the Southwest Corner of Parcel A, as recorded in Book 8 of Plats, Page 128 in the Office of the Delaware County Recorder, 23.61 feet;

THENCE along the Southerly Line of said Parcel A, South 88° 34' 35" East, 165.04 feet to the **POINT OF BEGINNING**;

Containing a total of 4.30 acres, including 0.44 acres of public road right of way and subject to easements of record.

The Southerly Line of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Twenty-one (21), Township Eighty-nine North (T89N), Range Six West (R6W) of the Fifth Principal Meridian, Delaware County, Iowa is assumed to bear South 88° 34' 35" East.

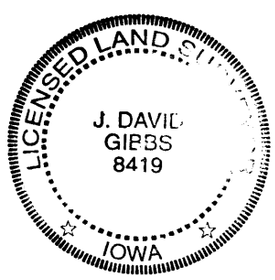
SURVEYOR'S CERTIFICATE

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 and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

J. David Gibbs 1/25/01

J. David Gibbs L.S. #8419 DATE

My license will be renewed on December 31, 2002



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