FILED
Date 2/27/02
John R Klous
County Assessor

FILED
SHARON McCRABB
DELAWARE COUNTY AUDITOR
FEB 27 2002

DELAWARE COUNTY IOWA
FILED
2002 FEB 27 AM 10:13
BOOK 2002 PAGE 713
DEBORAH L. PEYTON
DELAWARE CO. RECORDER
16.00

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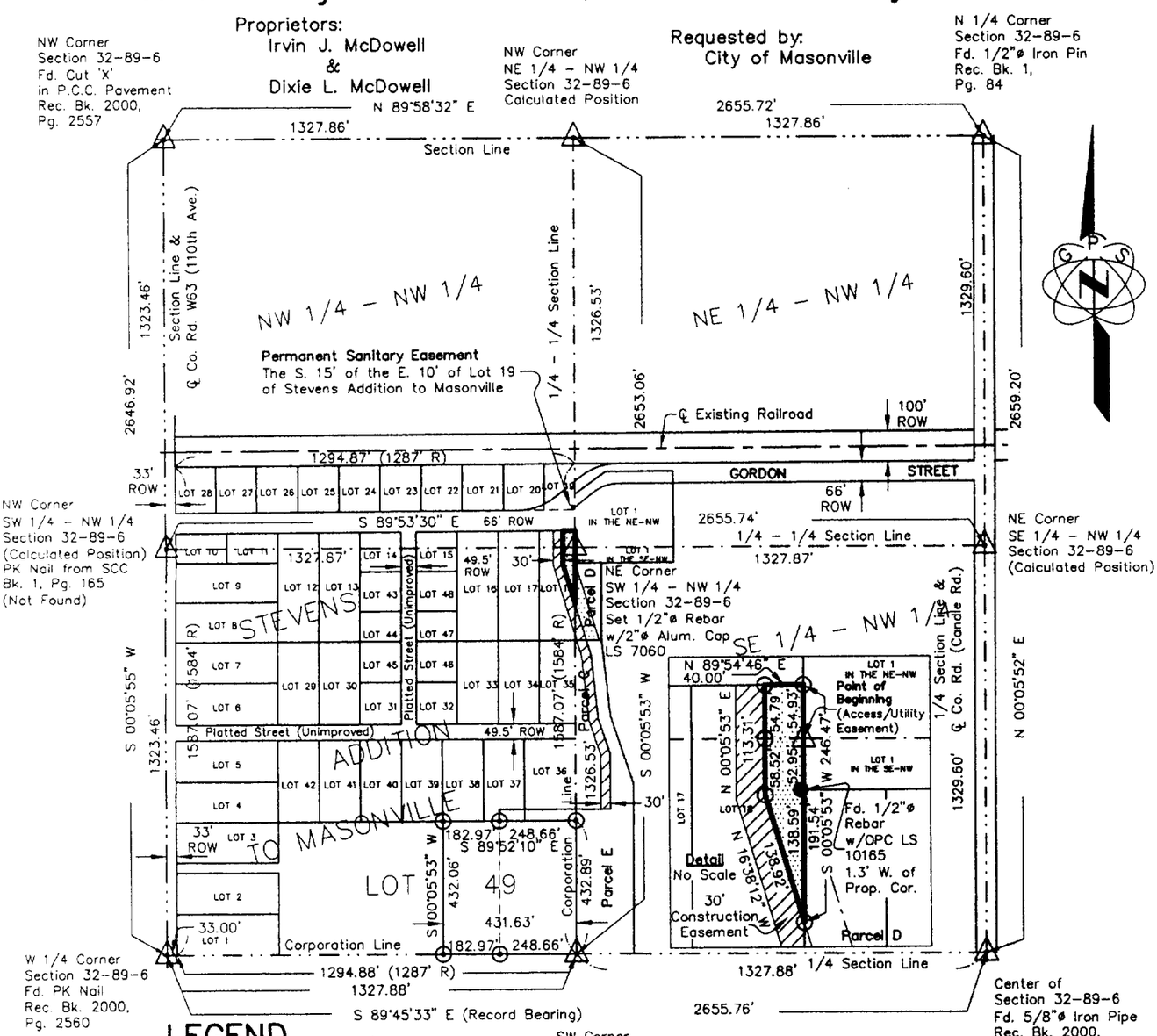
TeKIPPE ENGINEERING, P.C., 128 South Vine Street, West Union, Iowa 52175 Phone #563/422-5131

Plat of Survey

Access and Utility Easement in Lot 18 & Sanitary Sewer Easement in Lot 19, both in Stevens Addition to the City of Masonville, Delaware County, Iowa

Proprietors:
Irvin J. McDowell
&
Dixie L. McDowell

Requested by:
City of Masonville



LEGEND

- Section Corner
- Recorded as: R
- Section Line
- 1/4 Section Line
- 1/4 - 1/4 Section Line
- Survey Boundary
- Access & Utility Easement
- Construction Easement
- Fd. 1/2"ø Rebar w/OPC LS 10165
- Set 1/2"ø Rebar w/RPC LS 7060
- Red Plastic Cap: RPC

250' 0 250' 500' 1000'

1 inch = 500 ft.

Survey was completed on January 23, 2002.

PROF. ENGR. & LAND SURVEYOR
LYLE G. TeKIPPE
7060
IOWA

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.

Lyle G. Tekippe 2-19-02

Lyle G. TeKippe Date:
License number 7060
My license renewal date is December 31, 2002.
Sheets covered by this seal: P1

TeKIPPE ENGINEERING, P.C.
128 SOUTH VINE STREET
WEST UNION, IOWA
PH. (563) 422-5131
FAX (563) 422-5884

Field Book 16C Pages 64-69, 75-76
Project No. 00064.LS Sheet P1

TeKIPPE ENGINEERING, P.C., 128 South Vine Street, West Union, Iowa 52175 Phone #563/422-5131

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.

Lyle G. TeKippe 2-19-02
Lyle G. TeKippe Date
License number 7060
My license renewal date is December 31, 2002.
Pages covered by this seal: SD-1 through SD-2

State of Iowa)
ss.
County of Fayette)

Subscribed and sworn to before me by Lyle G. TeKippe this 19th day of February, 2002.

Sandra J Klosterman
Notary Public

SANDRA J KLOSTERMAN
Iowa Notarial Seal
Commission Number: 706806
My Commission Expires: 11-9-2003

SURVEY AND PLAT OF:

Survey Description:

Access and Utility Easement in Lot 18, Stevens Addition to the City of Masonville, Delaware County, Iowa, and more particularly described as follows:

Beginning at the Northeast Corner of the Southwest Quarter of the Northwest Quarter of Section 32, Township 89 North, Range 6 West of the 5th P.M., in said City and County;

Thence South 00°-05'-53" West 191.54 feet along the East Line of said Quarter-Quarter Section;

Thence North 16°-38'-12" West 138.92 feet;

Thence North 00°-05'-53" East 113.31 feet to the South Right-of-Way Line of Gordon Street;

Thence North 89°-54'-46" East 40.00 feet along said Right-of-Way to the East Line of the Northwest Quarter of the Northwest Quarter of said Section;

Thence South 00°-05'-53" West 54.93 feet along said East Line to the Point of Beginning, containing 7,196 square feet, subject to easements of record. Note: The Quarter Section Line from the West Quarter Corner of said Section to the Center of said Section has a record bearing of South 89°-45'-33" East. (See plat attached to this original survey description.)

Permanent Sanitary Easement in Lot 19, Stevens Addition to the City of Masonville, Delaware County, Iowa, and more particularly described as follows:

The South 15.00 feet of the East 10.00 feet of Lot 19 of Stevens Addition to Masonville.

References are hereby made to Stevens Addition to Masonville, recorded May 14, 1869, in Land Deed Book 1, page 135; to a survey and plat made by Roger R. Mohn, recorded September 19, 1988, in Book 6, page 19; and to a survey and plat made by Lyle G. TeKippe, recorded August 28, 2000, in Book 2000, page 2554, all on file in the Delaware County Recorder's office, Manchester, Iowa.