Del. Co. 46.

Larry K. & Margaret A. Sheppard to Delaware Co., Iowa

Entered for taxation this 16th day of May A.D. 2002
Sharon McCrady, Auditor
By Linda Baker, Deputy
87-122

DELAWARE COUNTY IOWA FILED
2002 MY 13 PM 2:40
BOOK 2002 PAGE 1454
DEBORAH L. HINRICHS
DELAWARE CO. RECORDER
N/C

THIS DOCUMENT WAS PREPARED BY MARK NAHRA, DELAWARE COUNTY ENGINEER'S OFFICE, 2139 HIGHWAY 38., DELAWARE, IA 52036, 563-927-3505

EASEMENT FOR PUBLIC HIGHWAY

KNOWN ALL PERSONS BY THESE PRESENTS THAT:

LARRY K. AND MARGARET A. SHEPPARD

In consideration of the lump sum of FIVE THOUSAND EIGHTY THREE AND 16/100THS ($5,083.16), in hand paid by Delaware County, hereby grants unto said Delaware County a permanent easement upon sellers real estate, hereafter referred to as the premises, for the purpose of highway construction and maintenance.
Said premises is situated in the County of Delaware, State of Iowa, to-wit:

Property as described on the attached plat and legal description of parcel number 14 for project number LFM-28(34)—73-28. Said plat is in sections 3, township 87N, range 5W and is fully described on the aforementioned plat.

and LARRY K. AND MARGARET A. SHEPPARD hereby covenant with the said Delaware County that LARRY K. AND MARGARET A. SHEPPARD are lawfully seized of said premises; that said premises are free from encumbrance, that there are no known wells, solid waste disposal sites, hazardous wastes, underground storage tanks, or any other similar hazardous conditions adversely affecting the environment, that LARRY K. AND MARGARET A. SHEPPARD have good and lawful authority to sell and convey the same, and LARRY K. AND MARGARET A. SHEPPARD hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.

Signed on this 12th day of February A.D. 2002

STATE OF IOWA
)
Delaware County)s.s
)

Larry K Sheppard
LARRY K. SHEPPARD
Margaret A. Sheppard
MARGARET A. SHEPPARD
Landowner(s) of Record

On this 12th day of February A.D. 2002, before me, the undersigned Notary Public, personally appeared to me known LARRY K. AND MARGARET A. SHEPPARD to be the person(s) named herein and who executed the foregoing instrument, and acknowledge that LARRY K. AND MARGARET A. SHEPPARD executed the same as a voluntary act and deed.

Mark J. Nahra
COMMISSION NUMBER 165627
MY COMMISSION EXPIRES
7-2-2004

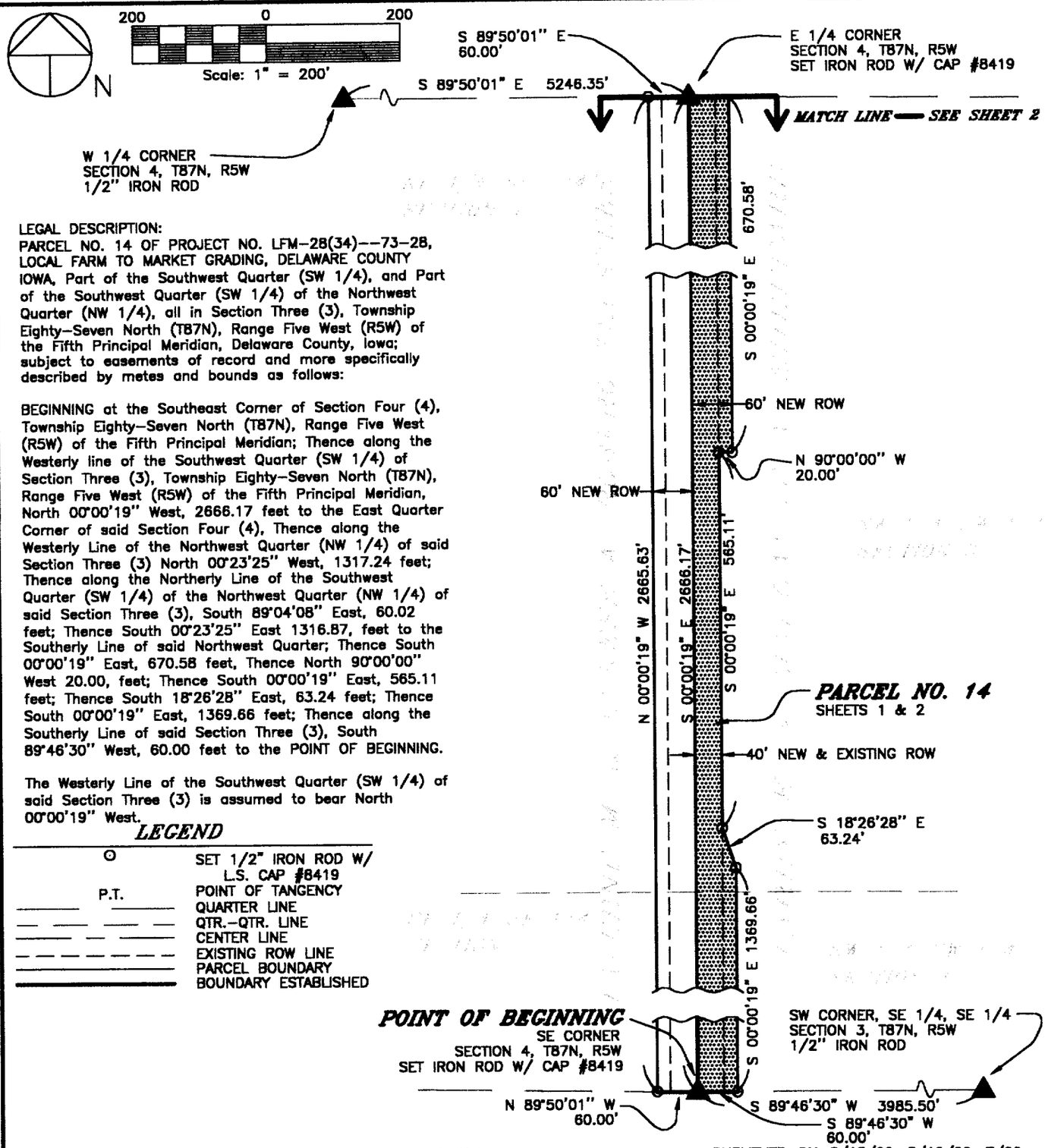
Mark J. Nahra
Notary Public in and for said County

Seal or Stamp above

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

PLAT OF SURVEY

ACQUISITION PLAT – PARCEL NO. 14
PROJECT NO. LFM-28(34)--73-28
LOCAL FARM TO MARKET GRADING, DELAWARE COUNTY, IOWA



LEGAL DESCRIPTION:
PARCEL NO. 14 OF PROJECT NO. LFM-28(34)--73-28, LOCAL FARM TO MARKET GRADING, DELAWARE COUNTY IOWA, Part of the Southwest Quarter (SW 1/4), and Part of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4), all in Section Three (3), Township Eighty-Seven North (T87N), Range Five West (R5W) of the Fifth Principal Meridian, Delaware County, Iowa; subject to easements of record and more specifically described by metes and bounds as follows:

BEGINNING at the Southeast Corner of Section Four (4), Township Eighty-Seven North (T87N), Range Five West (R5W) of the Fifth Principal Meridian; Thence along the Westerly line of the Southwest Quarter (SW 1/4) of Section Three (3), Township Eighty-Seven North (T87N), Range Five West (R5W) of the Fifth Principal Meridian, North 00°00'19" West, 2666.17 feet to the East Quarter Corner of said Section Four (4), Thence along the Westerly Line of the Northwest Quarter (NW 1/4) of said Section Three (3) North 00°23'25" West, 1317.24 feet; Thence along the Northerly Line of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of said Section Three (3), South 89°04'08" East, 60.02 feet; Thence South 00°23'25" East 1316.87, feet to the Southerly Line of said Northwest Quarter; Thence South 00°00'19" East, 670.58 feet, Thence North 90°00'00" West 20.00, feet; Thence South 00°00'19" East, 565.11 feet; Thence South 18°26'28" East, 63.24 feet; Thence South 00°00'19" East, 1369.66 feet; Thence along the Southerly Line of said Section Three (3), South 89°46'30" West, 60.00 feet to the POINT OF BEGINNING.

The Westerly Line of the Southwest Quarter (SW 1/4) of said Section Three (3) is assumed to bear North 00°00'19" West.

LEGEND

⊙	SET 1/2" IRON ROD W/ L.S. CAP #8419
P.T.	POINT OF TANGENCY
——— ———	QUARTER LINE
— — — —	QTR.-QTR. LINE
——— — ———	CENTER LINE
— — — — — —	EXISTING ROW LINE
———	PARCEL BOUNDARY
———	BOUNDARY ESTABLISHED

SURVEY REQUESTED BY: DELAWARE COUNTY SECONDARY ROADS

SURVEYED ON: 5/18/99, 5/19/99, 7/99

PROPRIETORS: LARRY K. & MARGARET A. SHEPPARD

PROJECT NO. 99-31

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, P.E., L.S. LIC. #8419 DATE 8/24/00

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2000

PAGES OR SHEETS COVERED BY THIS SEAL: 1

SCALE: 1" = 200'

DATE: 6/22/99

DRAWN BY: KRS

CHECKED BY: JDG

FIELD BK: D.L.

REVISED

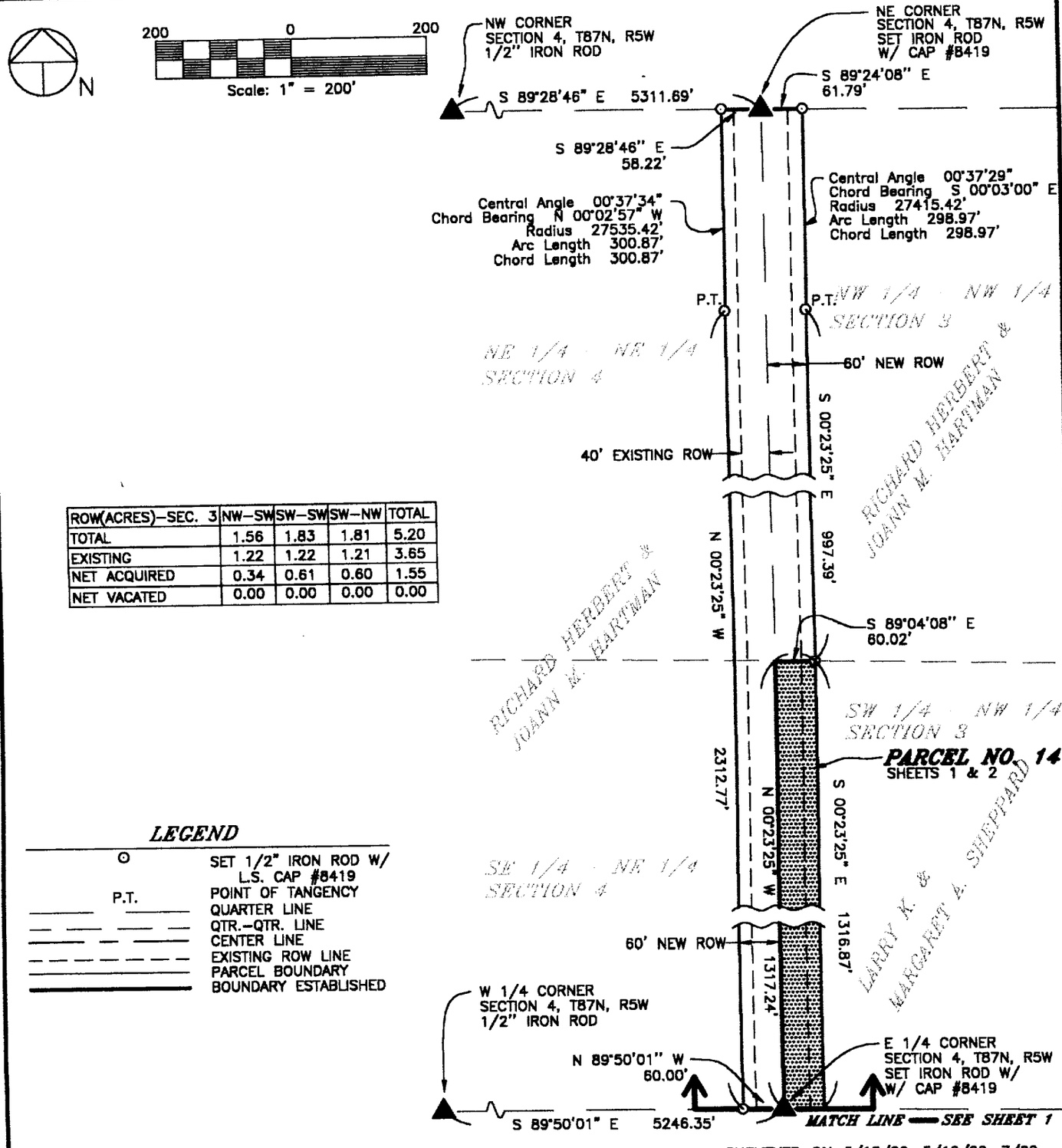
SHEET 1 OF 2

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

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

PLAT OF SURVEY

ACQUISITION PLAT – PARCEL NO. 14
PROJECT NO. LFM-28(34)--73-28
LOCAL FARM TO MARKET GRADING, DELAWARE COUNTY, IOWA



ROW(ACRES)–SEC. 3	NW–SW	SW–SW	SW–NW	TOTAL
TOTAL	1.56	1.83	1.81	5.20
EXISTING	1.22	1.22	1.21	3.65
NET ACQUIRED	0.34	0.61	0.60	1.55
NET VACATED	0.00	0.00	0.00	0.00

LEGEND

○	SET 1/2" IRON ROD W/ L.S. CAP #8419
P.T.	POINT OF TANGENCY
	QUARTER LINE
	QTR.–QTR. LINE
	CENTER LINE
	EXISTING ROW LINE
	PARCEL BOUNDARY
	BOUNDARY ESTABLISHED

SURVEY REQUESTED BY: DELAWARE COUNTY SECONDARY ROADS

SURVEYED ON: 5/18/99, 5/19/99, 7/99

PROPRIETORS: *LARRY K. & MARGARET A. SHEPPARD*

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 9/5/00

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

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2000

LICENSED LAND SURVEYOR J. DAVID GIBBS 8419 IOWA

PAGES OR SHEETS COVERED BY THIS SEAL: 1

GIBBS ENGINEERING & SURVEYING

PROFESSIONAL SERVICES BUILDING
223 WEST MAIN STREET, MANCHESTER, IA 52057

PROJECT NO. 99-31
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FIELD BK: D.L.
REVISED 8/23/2000
SHEET 2 OF 2