Rel. Co. Aud.

Florence E. Kelchen etal to Delaware Co. Iowa

88-152; 88-153

Entered for taxation 14th day of May A.D. 2002
Sharon McCuddy, Auditor
By Deb Burke, Deputy

DELAWARE COUNTY IOWA FILED
2002 MY 13 PM 2:
BOOK 2002 PAGE 1689
DEBORAH L. HERRON
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:

FLORENCE E. KELCHEN, C/P LAWRENCE P. KELCHEN, JAMES L. AND MARY K. KELCHEN

In consideration of the lump sum of SIX THOUSAND ONE HUNDRED AND FIFTY FIVE and 77/100 DOLLARS ($6,155.77), 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 17 for project number LFM-28(34)—73-28. Said plat is in sections 34 and 33, township ~~87~~ 88N, range 5W and is fully described on the aforementioned plat.

And FLORENCE E., LAWRENCE P., JAMES L., AND MARY K. KELCHEN hereby covenant with the said Delaware County that FLORENCE E., LAWRENCE P., JAMES L., AND MARY K. KELCHEN 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 FLORENCE E., LAWRENCE P., JAMES L., AND MARY K. KELCHEN have good and lawful authority to sell and convey the same, and FLORENCE E., LAWRENCE P., JAMES L., AND MARY K. KELCHEN hereby covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.

Signed on this 14th day of February A.D. 2002

STATE OF IOWA
)
Delaware County)s.s
)

Florence E. Kelchen
FLORENCE E. KELCHEN

Lawrence P. Kelchen
LAWRENCE P. KELCHEN

James L. Kelchen
JAMES L. KELCHEN

Mary K. Kelchen
MARY K. KELCHEN
Landowner(s) of Record

On this 14th day of February A.D. 2002, before me, the undersigned Notary Public, personally appeared to me known FLORENCE E., LAWRENCE P., JAMES L., AND MARY K. KELCHEN to be the person(s) named herein and who executed the foregoing instrument, and acknowledge that FLORENCE E., LAWRENCE P., JAMES L., AND MARY K. KELCHEN 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

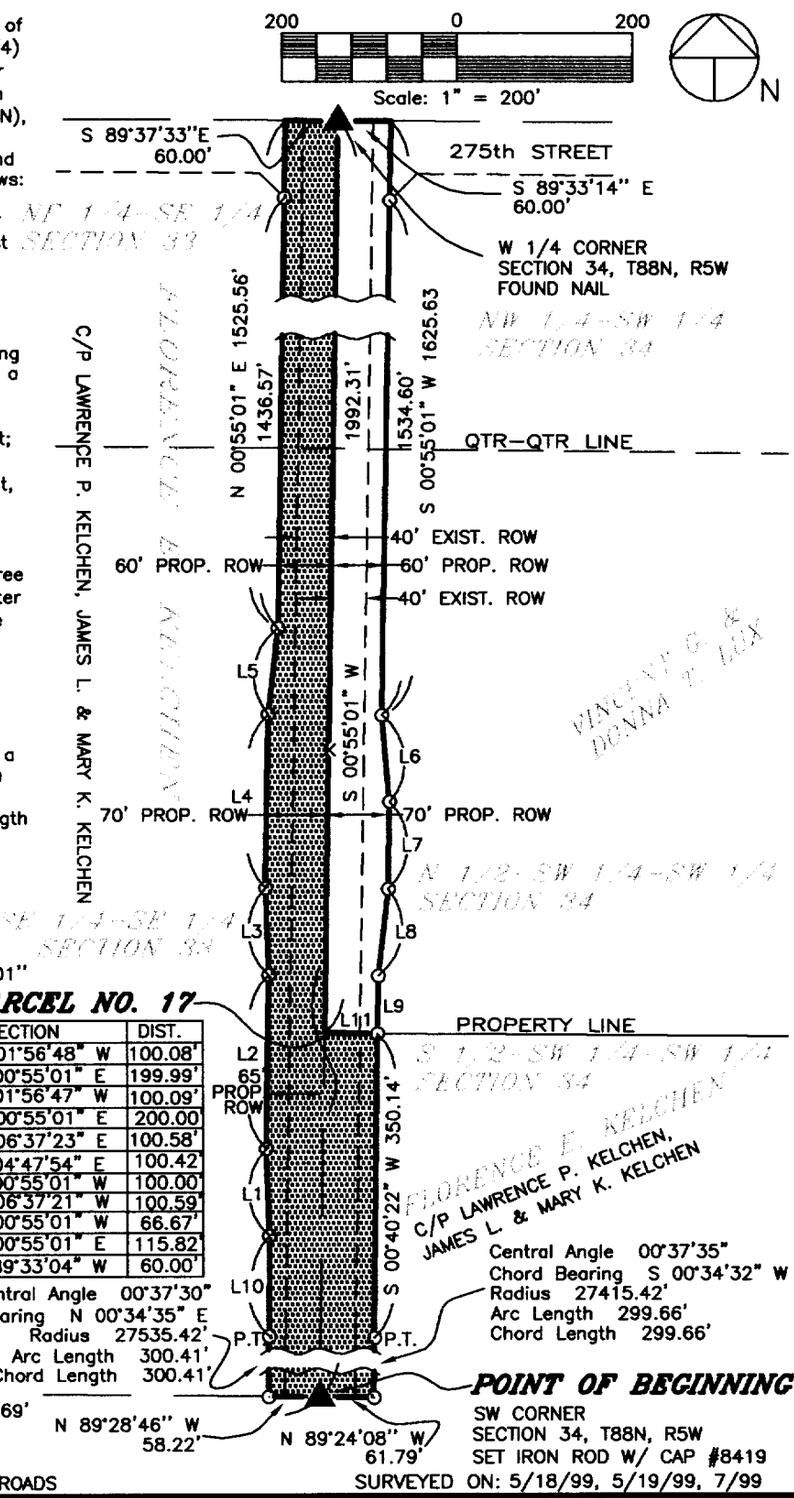
ACQUISITION PLAT – PARCEL NO. 17
PROJECT NO. LFM-28(34)--73-28
LOCAL FARM TO MARKET GRADING, DELAWARE COUNTY, IOWA

LEGAL DESCRIPTION:

PARCEL NO. 17 OF PROJECT LFM-28(34)--73-28, LOCAL FARM TO MARKET GRADING, DELAWARE COUNTY, IOWA, Part of the South Half (S 1/2) of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-Four (34), and part of the Southeast Quarter (SE 1/4) Section Thirty-Three (33), all in Township Eighty-Eight North (T88N), 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 Southwest Corner of Section Thirty-Four (34), Township Eighty-Eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian; Thence along the Southerly Line of Section Thirty-Three (33), Township Eighty-Eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, North 89°28'46" West, 58.22 feet; Thence along a circular curve concave Southeasterly, having and arc length of 300.41 feet, said circular curve having a radius of 27535.42 feet, a central angle of 00°37'30", a chord length of 300.41, and a chord bearing of North 00°34'35" East; Thence North 00°55'01" East, 115.82 feet; Thence North 01°56'48" West, 100.08 feet; Thence North 00°55'01" East, 199.99 feet; Thence North 01°56'47" West, 100.09 feet; Thence North 00°55'01" East, 200.00 feet; Thence North 06°37'23" East, 100.58 feet; Thence North 00°55'01" East, 1525.56 feet; Thence along the Northerly Line of the South Half (S 1/2) of said Section Thirty-Three (33), South 89°37'33" East, 60.00 feet to the West Quarter Corner of said Section Thirty-Four (34); Thence along the Westerly line of said Section Thirty-Four (34), South 00°55'01" West, 1992.31 feet; Thence along the Northerly Line of the South Half (S 1/2) of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of said Section Thirty-Four, South 89°33'04" East, 60.00 feet; Thence South 00°40'22" West, 350.14 feet; Thence along a circular curve concave Southeasterly, having an arc length of 299.66 feet, said circular curve having a radius of 27415.42 feet, a central angle of 00°37'35", a chord length of 299.66 feet, and a chord bearing of South 00°34'32" West; Thence along the Southerly line of the Southwest Quarter (SW 1/4) of said Section Thirty-Four (34), North 89°24'08" West, 61.79 feet to the POINT OF BEGINNING.

The Westerly Line of Section Thirty-Four (34), Township Eighty-eight North (T88N), Range Five West (R5W) of the Fifth Principal Meridian, is assumed to bear South 00°55'01" 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

ROW(ACRES)	SEC.33 SE-SE	SEC.33 NE-SE	SEC.34 SW-SW	TOTAL
TOTAL	1.92	1.82	0.91	4.65
EXISTING	1.21	1.26	0.60	3.07
NET ACQUIRED	0.71	0.56	0.31	1.58
NET VACATED	0.00	0.00	0.00	0.00

PARCEL NO. 17

NO.	DIRECTION	DIST.
L1	N 01°56'48" W	100.08'
L2	N 00°55'01" E	199.99'
L3	N 01°56'47" W	100.09'
L4	N 00°55'01" E	200.00
L5	N 06°37'23" E	100.58'
L6	S 04°47'54" E	100.42
L7	S 00°55'01" W	100.00
L8	S 06°37'21" W	100.59
L9	S 00°55'01" W	66.67'
L10	N 00°55'01" E	115.82
L11	N 89°33'04" W	60.00'

Central Angle 00°37'30"
Chord Bearing N 00°34'35" E
Radius 27535.42'
Arc Length 300.41'
Chord Length 300.41'

Central Angle 00°37'35"
Chord Bearing S 00°34'32" W
Radius 27415.42'
Arc Length 299.66'
Chord Length 299.66'

POINT OF BEGINNING

SURVEY REQUESTED BY: DELAWARE COUNTY SECONDARY ROADS

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

PROPRIETORS: *FLORENCE E. KELCHEN, c/p LAWRENCE P. KELCHEN, JAMES L. & MARY K. KELCHEN*

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: 6/28/99

DRAWN BY: KRS

CHECKED BY: JDG

FIELD BK: D.L.

REVISED

SHEET 1 OF 1

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